

# TWO MEDICAL/OFFICE SPACES FOR LEASE ACROSS FROM JFK MEMORIAL HOSPITAL, INDIO



**81880 DOCTOR CARREON BLVD, INDIO**

## FEATURES

- Prominent location on Doctor Carreon Boulevard directly across from the JFK Memorial Hospital Campus
- Two medical/office suites available: 1,886 SF move-in ready and 3,015 SF in shell condition
- Impressive traffic counts of 41,464 average cars per day
- Easy access to Highway 111 and all desert cities
- Excellent signage and visibility
- Abundant parking
- Join Radnet, Bergey Spine Institute, Desert Oasis Health Care, and more

**LEASE RATE: \$2.00/SF/MO MOD. GROSS**

## COACHELLA VALLEY



**VICINITY MAP**



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# MEDICAL/OFFICE SPACE FOR LEASE

## SITE AERIAL & AMENITIES

81880 DOCTOR CARREON BLVD, INDIO



## SITE AMENITIES

- **Location:** The property is located at 81880 Doctor Carreon Boulevard in Indio, CA
- **APN:** 616-120-025
- **Zoning:** [MUN \(Mixed-Use Neighborhood\)](#)
- **Year Built:** 1984
- **Comments:** Located in the heart of one of the region's most established and densely populated medical corridors, the property sits directly across from a major hospital campus.

## AVAILABLE SUITES

Suite	Size (SF)	Base Rate/Mo	Date Available	Comments
B201	1,886 SF	\$3,772	Now	Space is vacant and move-in ready. 4 exam rooms, 1 office, reception area, 2 restrooms.
B205	3,015 SF	\$6,030	TBD	Shell condition; buildout/tenant improvements required.

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# MEDICAL/OFFICE SPACE FOR LEASE

PROPERTY PHOTOS

81880 DOCTOR CARREON BLVD, INDIO



## SUITE B201 PHOTOS



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