

# 1,391 SF OFFICE/SHOWROOM

## EXCELLENT SIGNAGE & VISIBILITY ON DINAH SHORE DR



**73700 DINAH SHORE DR, #101, PALM DESERT, CA**

### FEATURES

- 1,391 sq. ft. one-story office/showroom condominium located in the premier Venture Commerce Center
- Front unit with excellent signage on Dinah Shore Drive
- Abundant parking
- Quick and easy access to I-10
- Excellent mid valley location
- Highly upgraded with three offices, two restrooms, and two A/C units

**PRICE: \$525,000**

### COACHELLA VALLEY



### VICINITY MAP



**SUSAN HARVEY**

DRE #00957590  
susan@dppllc.com  
Cell: 760.250.8992



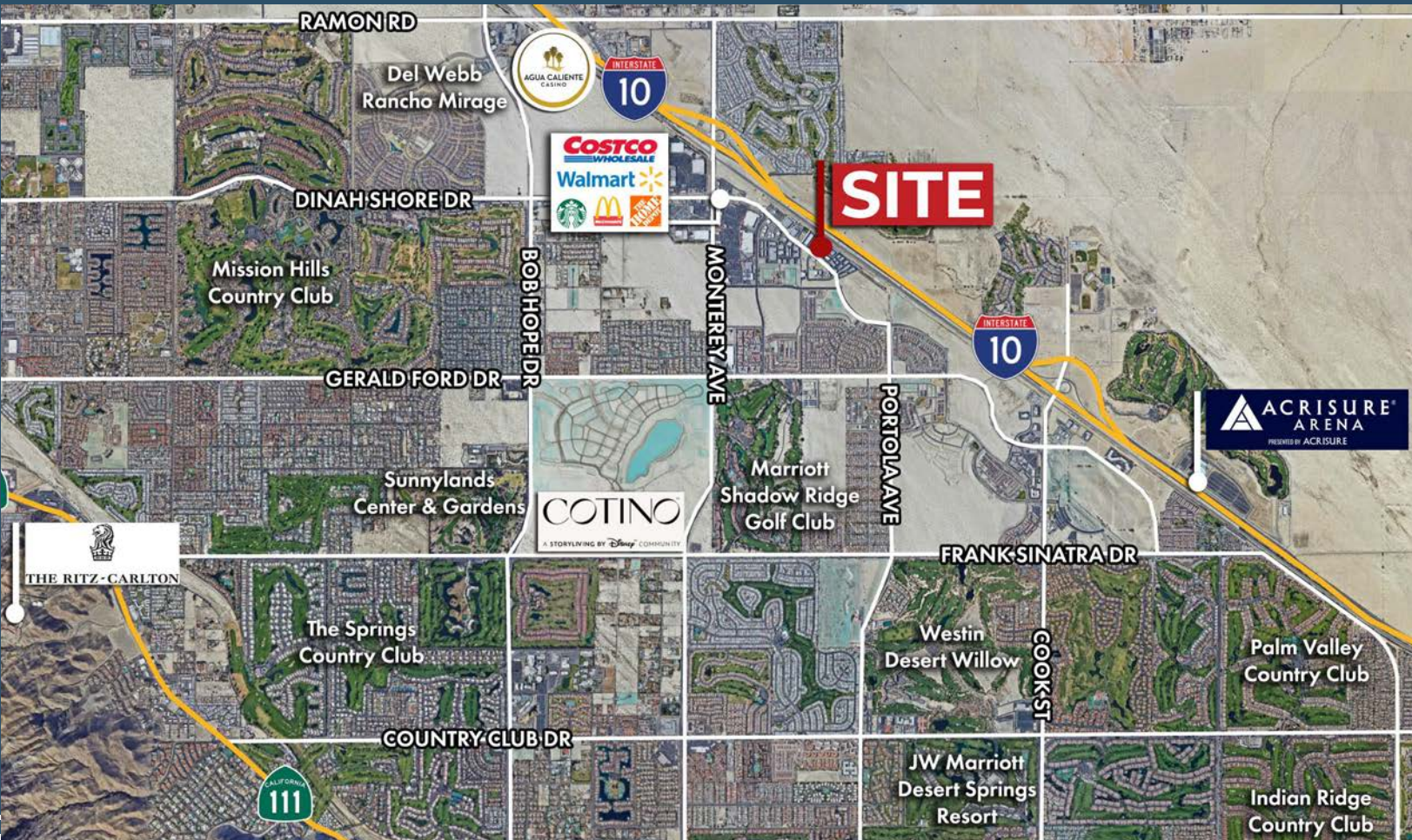
**EMILY HARVEY**

DRE #02229612  
emily@dppllc.com  
Cell: 760.636.3500

**DesertPacificProperties.com 760.360.8200**



# 1,391 SF OFFICE/SHOWROOM SITE AERIAL & AMENITIES



## SITE AMENITIES

- **Location:** Venture Commerce Center is located in the Gateway Business Park just off Monterey Ave, along the I-10 corridor, in the upscale community of Palm Desert
- **Suite Size:** 1,391 sq. ft.
- **Improvements:** Fully built out office suite with carpet, AC, and two restrooms
- **APN:** 694-061-001
- **Construction:** Concrete Tilt
- **Zoning:** S-I (Service Industrial)
- **Parking Spaces:** 3 reserved spaces; several unreserved available
- **Year Built:** 2005
- **HOA Dues:** \$274.93/month
- **Comments:** Venture Commerce Center is a unique development consisting of 28 privately owned business properties ranging in size from 1,391 sq. ft. to 3,197 sq. ft. in four separate buildings. Great mid valley location just off I-10 at Monterey Ave offramp with easy access to all valley cities.

## SITE PLAN

