



EQUITY  
UNION  
COMMERCIAL

OFFERING MEMORANDUM

83180 Regua Ave  
INDIO, CA 92201

940 SF of Office Space Available



BRANDY NELSON

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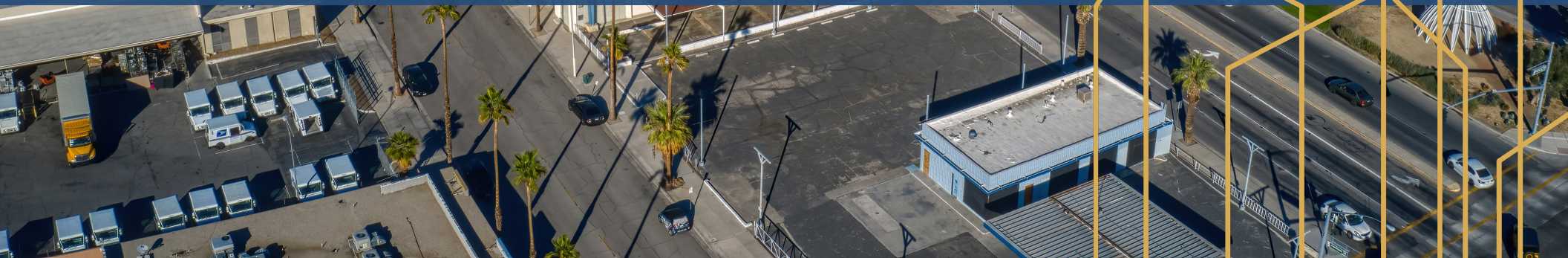
BROKER ASSOCIATE | DRE #: 01471742



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# THE PROPERTY



# EXECUTIVE SUMMARY

Brandy Nelson Associates presents 83180 Requa Ave, Indio, CA 92201, \a commercial space offering 940 SF of office space. It features a building type classified as C, with a one-story structure and unfinished ceiling height of 10 inches. Built in 1979, the building size is 10,600 SF with a typical floor size of the same measurement. The property includes 30 surface parking spots and is currently available for lease.

## PROPERTY DETAILS

BUILDING TYPE	OFFICE
BUILDING HEIGHT	1 STORY
BUILDING CLASS	C
UNFINISHED CEILING HEIGHT	10"
PARKING	30 SURFACE PARKING SPOTS
YEAR BUILT	1979
BUILDING SIZE	10,600 SF
TYPICAL FLOOR SIZE	10,600 SF



2 SUITES  
AVAILABLE NOW  
FOR LEASE

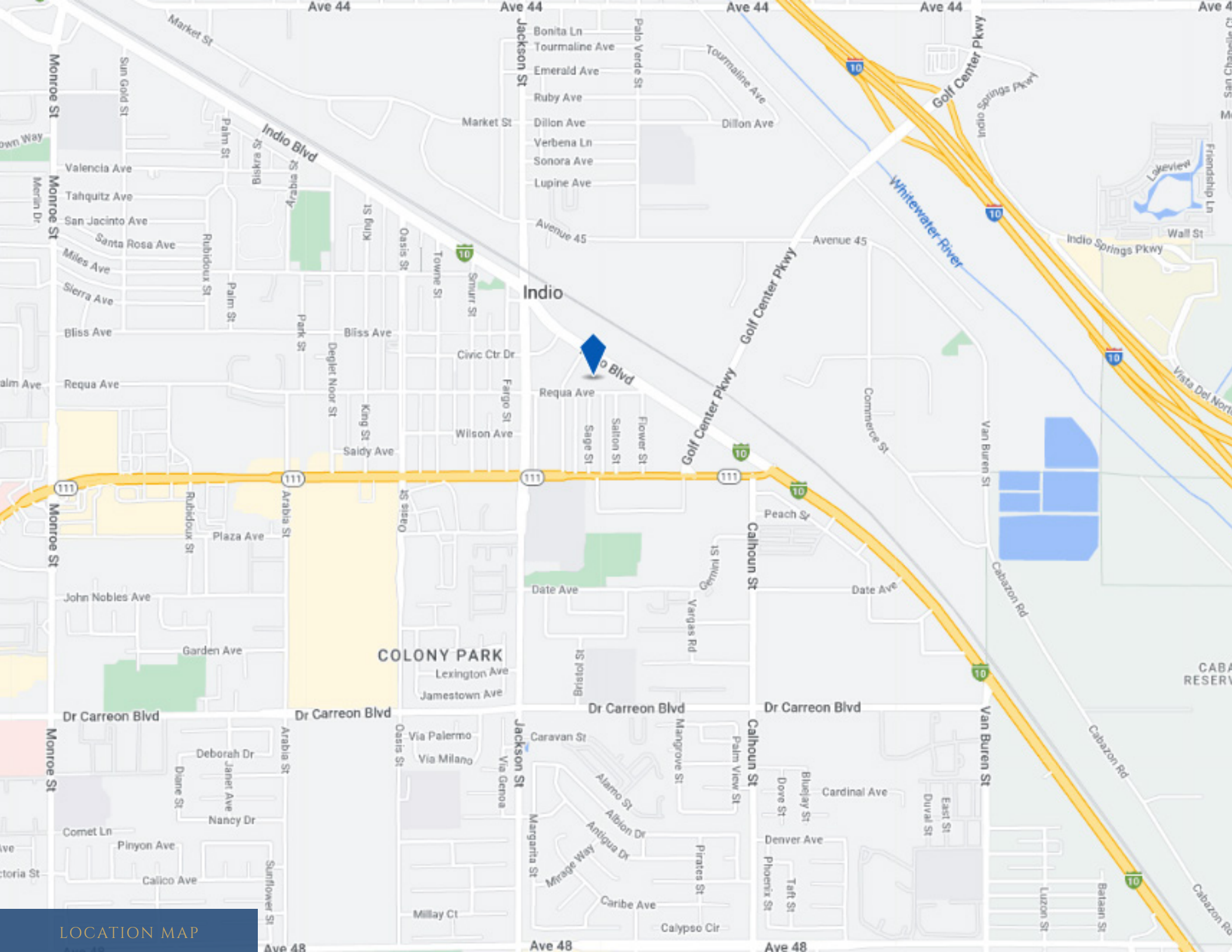


AVAILABLE SPACES

Ste.	SPACE	SF	Term	RENTAL RATE	SPACE USE	AVAILABLE	Notes
10	1st Floor, Ste 10	740 SF	Negotiable	\$15.48 /SF/YR	Office	Now	
12	1st Floor, Ste B101	567-987 SF	Negotiable	\$15.48 /SF/YR	Office	Now	










83180 REQUA AVENUE

RC Registration Services

Marshall Parkway

ndless  
brary

Riverside Pub  
Defenders Off

An aerial photograph of a city, likely Los Angeles, showing a mix of modern high-rise buildings and lower-density residential areas. In the background, a range of mountains is visible under a sky with scattered clouds. A dark blue rectangular box is centered over the image, containing white text.

OVER \$2 BILLION  
IN SALES VOLUME  
IN 2023

COMPANY PROFILE

# EQUITY UNION COMMERCIAL

From highly specialized brokers to an extensive range of expert services, Equity Union equips our agents to provide buyers and sellers with the confidence they need for investments of this sale.

Your client-broker relationship begins with a thorough Needs Analysis to ascertain the specific details of your unique situation. We ensure you have the ideal broker at your service, complemented by industry-leading analytical resources and technologies, and from there we design a comprehensive strategy to meet and exceed even the most complex and ambitious objectives.

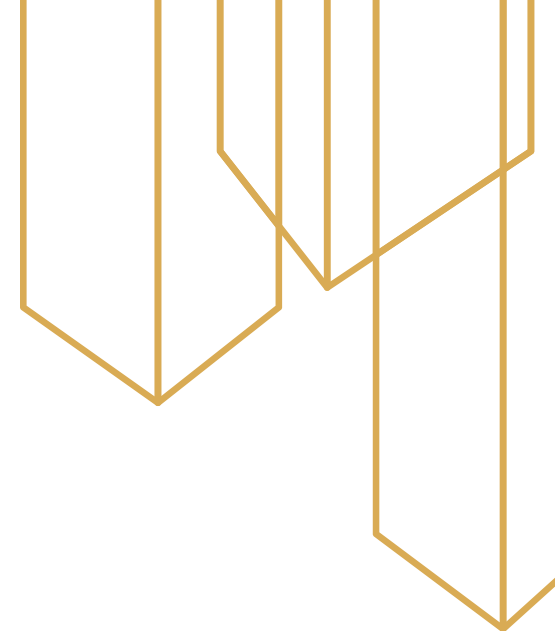
WHETHER YOU'RE AN AGENT, A BUYER, OR A SELLER,

OUR VISION IS YOUR FUTURE.

WITH UNPARALLELED EXCELLENCE, INTEGRITY AND SERVICE,

EQUITY UNION IS HERE TO HELP YOU.

*MOVE FORWARD*





BRANDY NELSON  
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