



# UNDER CONSTRUCTION

## AVAILABLE - FAST FOOD DRIVE THRU PAD

NWC GOLF CENTER PKWY & AVENUE 45 | INDIO, CA



### FEATURES:

- Join 7-Eleven, Gas & C-Store Under Construction
- ±1 Acre Entitled Fast Food Drive Thru Pad for Ground Lease
- Prime Hard Corner Location
- Underserved Trade Area
- Positioned at the First Signalized Intersection South of Golf Center Pkwy Exit from I-10 Freeway
- Golf Center Pkwy, Primary Artery Leading to Riverside County Fairgrounds & Justice Center
- Located in the Largest & Fastest Growing City in the Coachella Valley
- ±54 Million Cars Per Year Travel the I-10 Through Indio



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