

# APPROX. 1,800 SF SPACE FOR LEASE

SUBLEASE

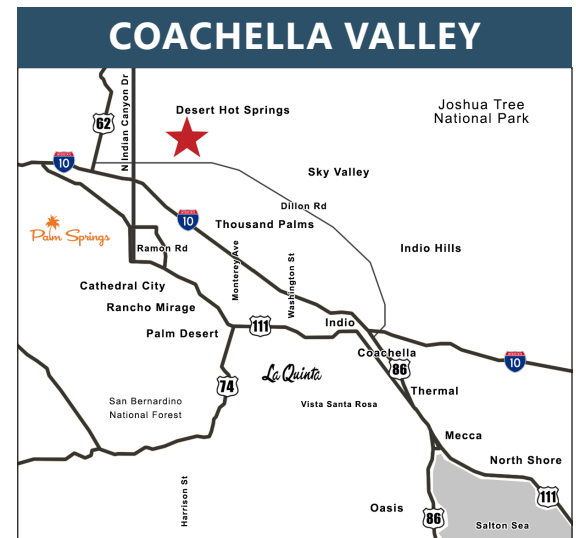
1237 S GENE AUTRY TRL, PALM SPRINGS



## FEATURES

- Approximately 1,800 SF office/storage space includes reception, two private offices, a kitchenette, and a restroom (warehouse not included)
- Just 3/4 mile from Palm Springs International Airport
- Gene Autry has direct access to I-10, just 5 miles north
- Excellent visibility and signage on Gene Autry Trail
- Impressive traffic counts of over 32,000 cars per day

**LEASE RATE: \$1.40/SF/MO NNN**



VICINITY MAP



**EMILY HARVEY**  
DRE #02229612  
emily@dppllc.com  
Cell: 760.636.3500

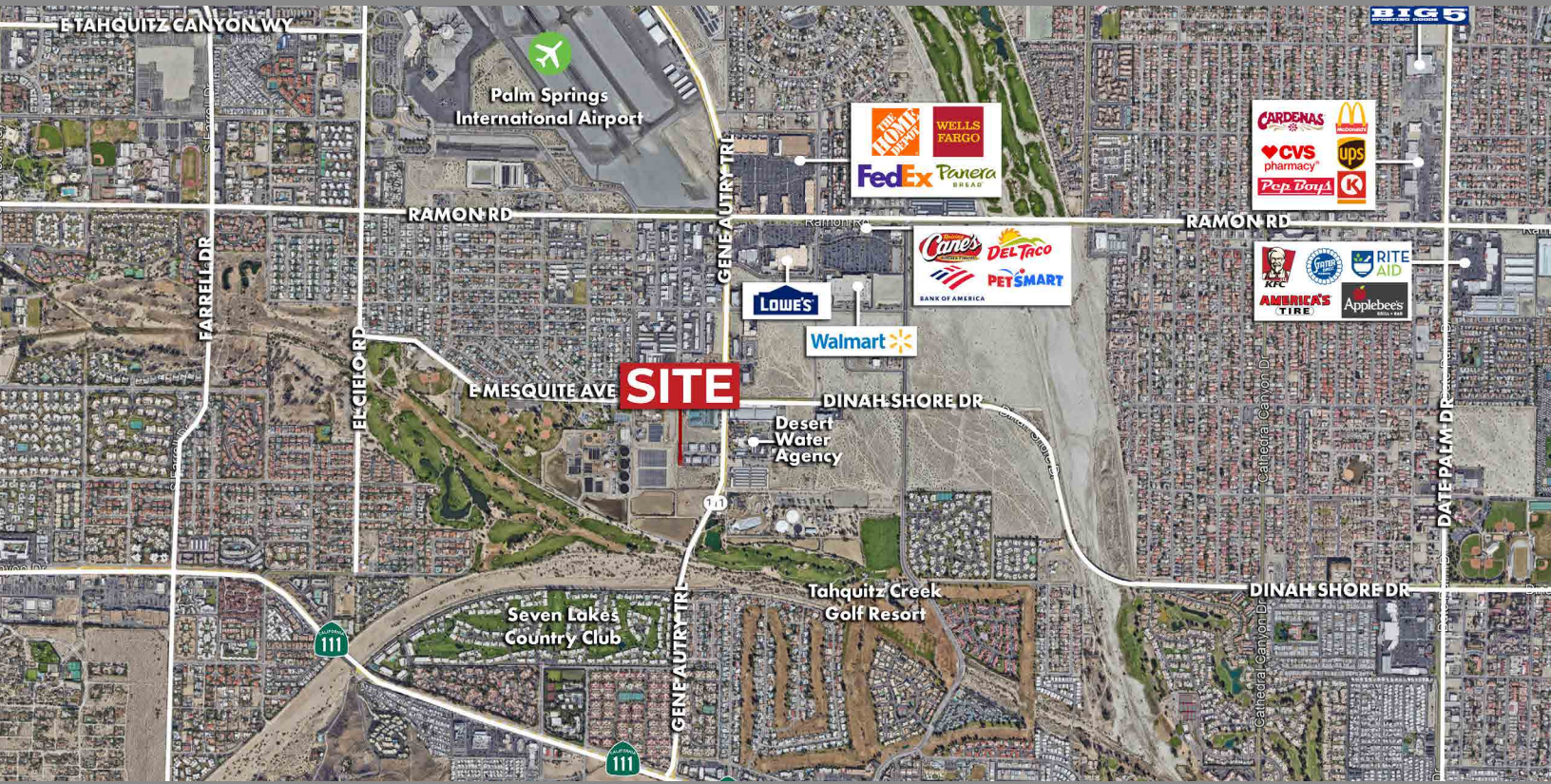


**SUSAN HARVEY**  
DRE #00957590  
susan@dppllc.com  
Cell: 760.250.8992

# APPROX. 1,800 SF SPACE FOR LEASE

## AERIAL & SITE AMENITIES

1237 S GENE AUTRY TRL, PALM SPRINGS



### SITE AMENITIES

- **Location:** Property is located at 1237 S Gene Autry Trl, Palm Springs CA
- **Zoning:** [Click here to view M-1 \(Service/Manufacturing\)](#)
- **General Plan:** [Click here to view Industrial](#)
- **APN:** 680-570-006
- **Total Building Size:** 7,032 SF
- **Building Size:** 1,800 SF
- **Year Built:** 1991
- **Construction:** Tilt-up Concrete
- **Airport Zones:** [Partially B1 / Partially C - Click for details](#)
- **Utilities:** Electric: SoCal Edison  
Domestic Water: Desert Water Agency  
Sewer: City sewer
- **Comments:** Office and storage space available in the highly desired Gene Autry Trail Business Park. Call for details.

### INTERIOR



### TRAFFIC COUNTS

S Gene Autry Trl /Mesquite Ave	32,800 CPD
Dinah Shore Dr	20,321 CPD

### DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
2023 Population	5,783	73,112	106,093
No. of Households	2,784	29,306	44,935
Avg. Household Income	\$85,443	\$83,672	\$90,826

760.360.8200 | [DesertPacificProperties.com](http://DesertPacificProperties.com) | 44267 Monterey Ave, Ste. A, Palm Desert, CA 92260

Disclaimer: The information provided has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warrant or representation about it. Buyer is strongly encouraged to independently confirm its accuracy and completeness. Any projections, opinions assumptions or estimates used are for example only, and may not accurately represent the current or future performance of the property.