



7121 N. Palm Avenue



7171 N. Palm Avenue



AVAILABLE

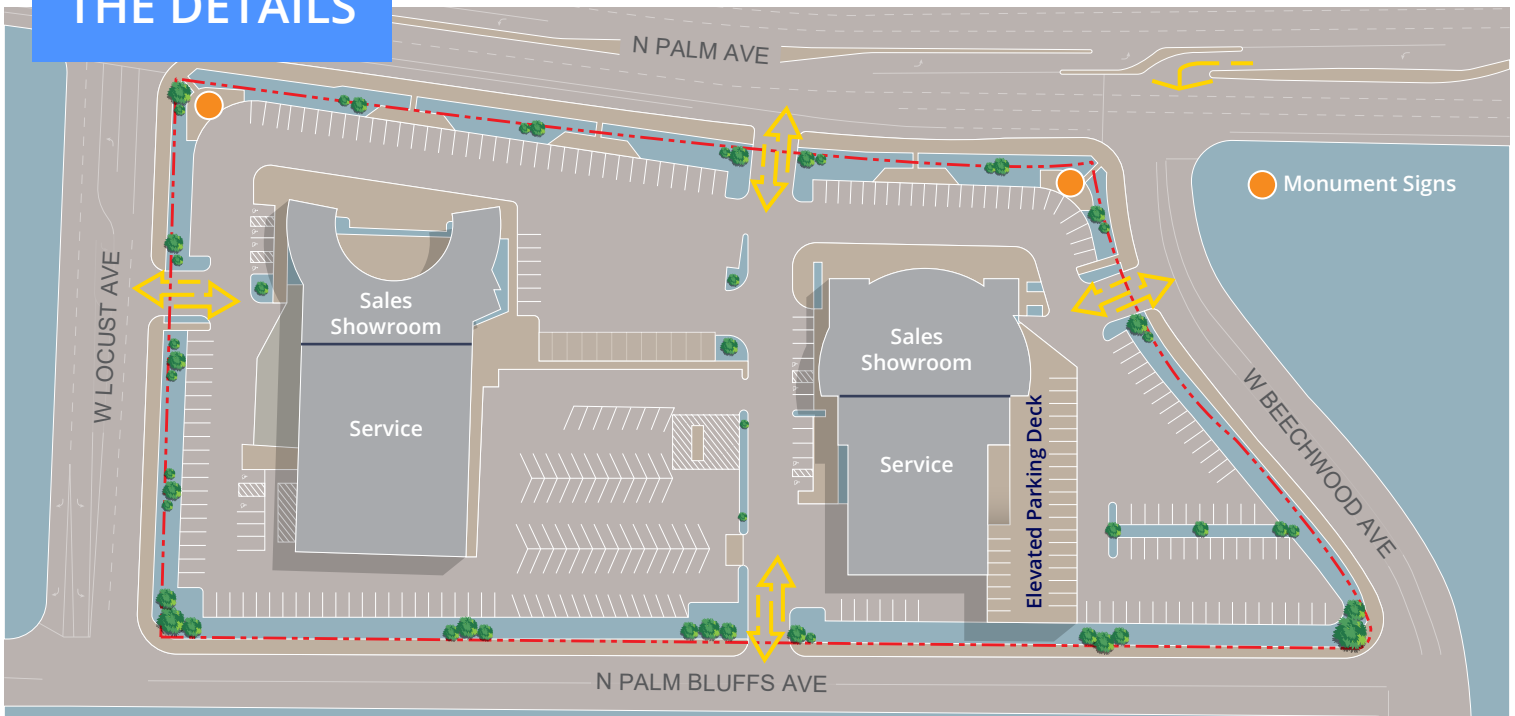
Luxury Auto Dealerships within Palm Bluffs Luxury Auto Campus

7121 - 7171 N. Palm Avenue
Fresno, California

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THE DETAILS



Property Overview

The subject properties consist of two luxury auto dealerships, on separate parcels. The Porsche dealership consists of an approximate 21,588 square foot building on approximately 2.35 acres of land and the BMW dealership consists of an approximate 44,000 square foot building on approximately 3.47 acres of land. The properties are in a prime Fresno location nearby similar luxury auto dealerships and in the Palm Bluffs area. The site offers move-in ready luxury auto dealerships with modern amenities in a high barrier to entry market.

- Class "A" luxury quality design and construction
- Available for lease or sale, together or separately
- Current Lease expires 1/31/2027
- Annual Rent approximately \$2,156,700 Net
- Tenant will be vacating
- Excellent visibility and access along N. Palm Avenue
- Nearby Acura, Lexus, Mercedes-Benz and Tesla
- Large service centers
- High visibility and signage

7121 N. Palm Avenue (Porsche)

Building Size:	±21,588 SF
Land Area:	±2.35 acres
APN:	405-560-47 / 405-560-22
Zoning:	IL (Light Industrial)
Lift Stations:	±12
Year Built:	2008
2-story showroom	
Elevated parking deck	

7171 N. Palm Avenue (BMW)

Building Size:	±44,000 SF
Land Area:	±3.47 acres
APN:	405-560-46
Zoning:	IL (Light Industrial)
Lift Stations:	±18
Year Built:	2001
Above ground fuel tank - 7,500 gal. (5,000 unleaded/2,500 diesel)	
Oversized campus	

Pricing: Contact Brokers

Area Demographics

	Population	Households	Avg. HH Income	Median Age	Daytime Population
1 Mile	13,992	5,769	\$97,236	40.4	21,957
3 Miles	88,491	36,104	\$118,490	40.7	130,778
5 Miles	295,632	109,972	\$105,095	36.0	323,193

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THE PHOTOS



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