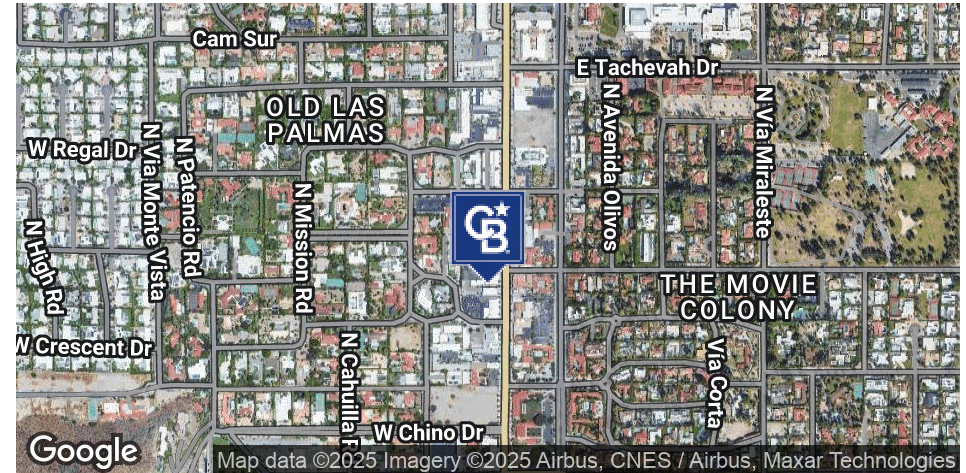


SALE

UPTOWN DESIGN DISTRICT!

777 N. Palm Canyon Dr Palm Springs, CA 92262



PROPERTY DESCRIPTION

777 N. PALM CANYON DRIVE It simply doesn't get any better than this in the most sought-after area of Palm Springs' notorious Uptown Design District! In addition to its A+ location, this versatile, modern-style Property provides unobstructed visibility, easy access with ample on-street Parking and abundant Private (off-street, covered) Parking, all within an ambiance suitable for any Retail, Entertainment or Office venue.

Surrounded by multiple Resorts/Boutique Hotels, countless "chic and trendy" Restaurants, numerous noteworthy Retailers and several elite neighborhoods. Mountain views, patios/balconies and tranquil seating areas are just a few of the items on this Property's endless list of accolades. Truly an example of Palm Springs "charm"!

Rob Wenthold
(760) 641-7602
CalDRE #01153834

LOCATION DESCRIPTION

Located on the West side off N. Palm Canyon Drive, between Alejo Road and Tamarisk Road in the "Heart" of the Uptown Design District.

OFFERING SUMMARY

Sale Price:	\$4,500,000
Number of Units:	8
Lot Size:	0.6 Acres
Building Size:	10,896 SF



**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

SALE

UPTOWN DESIGN DISTRICT!

777 N. Palm Canyon Dr Palm Springs, CA 92262



Rob Wenthold
(760) 641-7602
CalDRE #01153834



COLDWELL BANKER
COMMERCIAL
LYLE & ASSOCIATES,
LP

SALE

UPTOWN DESIGN DISTRICT!

777 N. Palm Canyon Dr Palm Springs, CA 92262



Rob Wenthold
(760) 641-7602
CalDRE #01153834

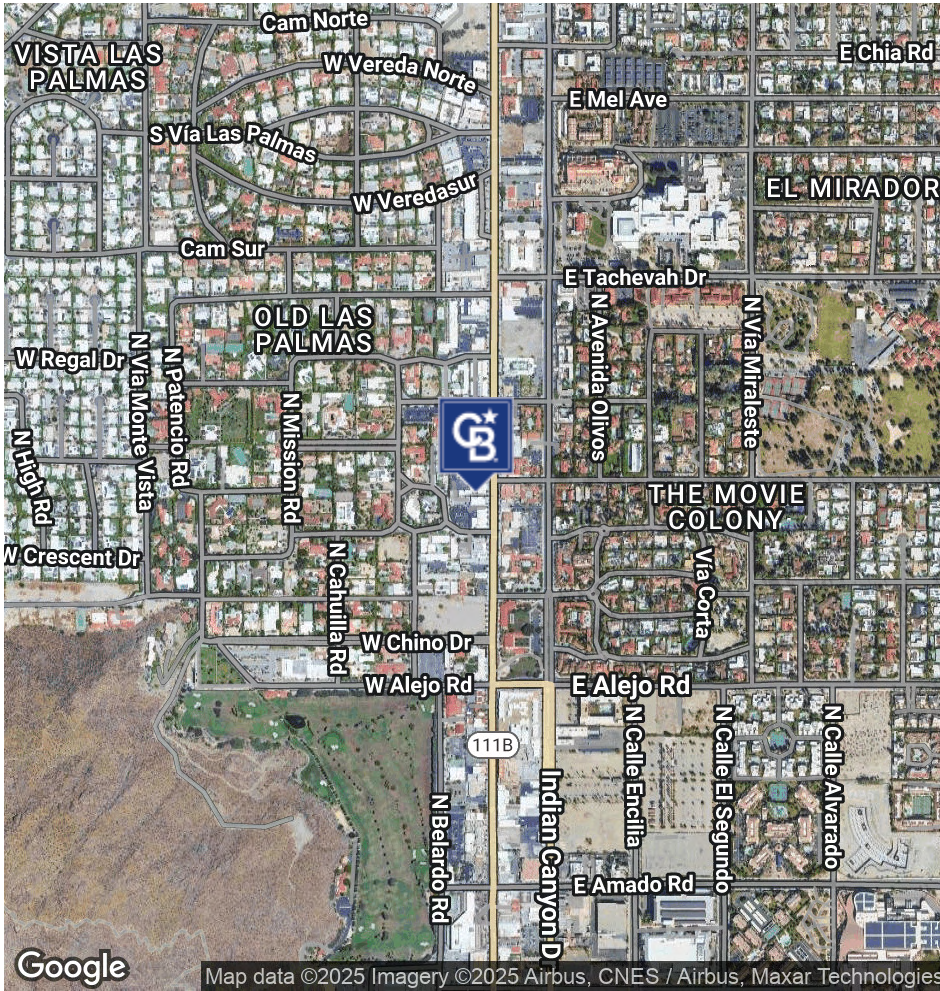


**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

SALE

UPTOWN DESIGN DISTRICT!

777 N. Palm Canyon Dr Palm Springs, CA 92262



Rob Wenthold
(760) 641-7602
CalDRE #01153834



**COLDWELL BANKER
COMMERCIAL**
LYLE & ASSOCIATES,
LP

SALE

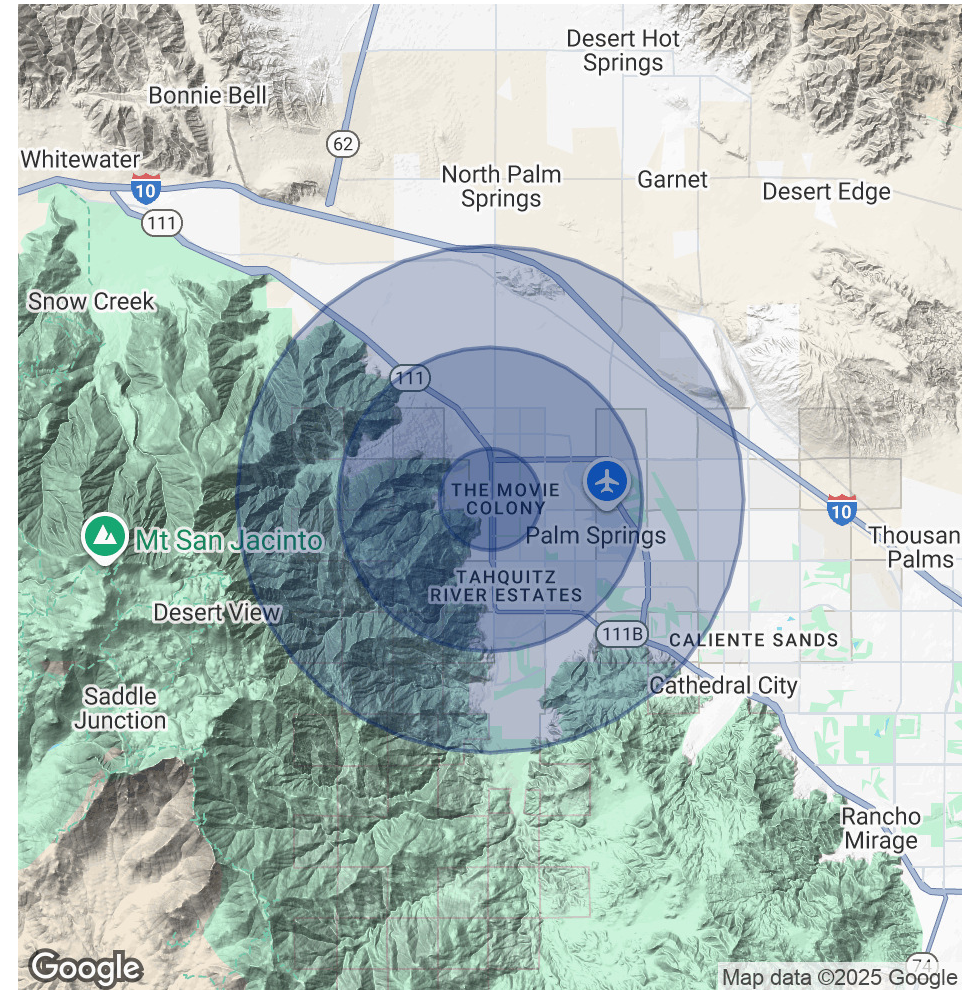
UPTOWN DESIGN DISTRICT!

777 N. Palm Canyon Dr Palm Springs, CA 92262

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	4,682	34,984	71,691
Average Age	56.5	54.7	49.1
Average Age (Male)	57.3	54.9	49
Average Age (Female)	53.9	52.8	48

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,711	18,669	32,711
# of Persons per HH	1.7	1.9	2.2
Average HH Income	\$138,835	\$113,326	\$113,358
Average House Value	\$950,797	\$680,249	\$615,827

2023 American Community Survey (ACS)



Rob Wenthold
(760) 641-7602
CalDRE #01153834



COLDWELL BANKER
COMMERCIAL
LYLE & ASSOCIATES,
LP