

FOR LEASE

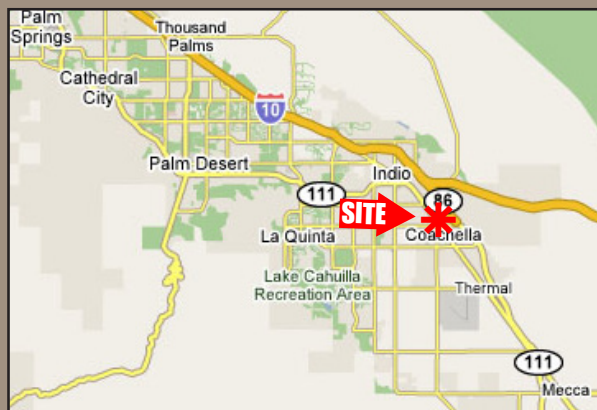
Coachella Child Development Center



51-996 Tyler Street • Coachella, CA

FEATURES:

- 3,000 s/f and 6,000 s/f buildings include fenced outdoor play area
- Walking distance to Valle Del Sol Elementary School
- Located across from Coachella Valley Water District, Coachella's Industrial Park
- Great visibility and easy access
- Ready for occupancy
- Hard to find child development facility in the City of Coachella
- Ample parking with easy drop off and pick up
- LEASE RATE: \$.90/SF NNN



Vicinity Map

***Please do not disturb the daycare facility / Call for information*

13607
revised-04/19/17sv

For further information, please contact:

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Or Visit us at our Website:

www.desertpacificproperties.com • E-mail: admin@dppllc.com



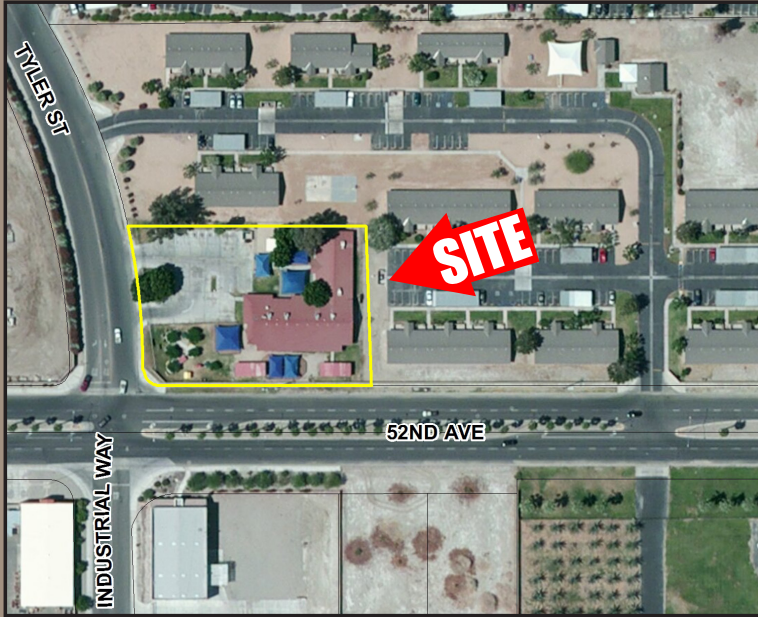
77-933 Las Montanas, Suite 101 • Palm Desert, CA 92211

(760) 360-8200 fax (760) 360-7580

DISCLAIMER: The information above 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. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions assumptions or estimates used are for example only, and do not represent the current or future performance of the property.

Site Plan

(51-996 Tyler Street)



Site Amenities

- **Location:** The property is located at the Northeast Corner of Avenue 52 and Tyler Street in the city of Coachella.
- **Size:** 3,000 sq. ft. & 6,000 sq. ft.
- **Comments:** The school has the capacity for 150 children. Located on Avenue 52 with easy access to Highway 111 and Expressway 86 the center is close to schools surrounded by residential neighborhoods and across from the cities Industrial Park and numerous packing facilities.

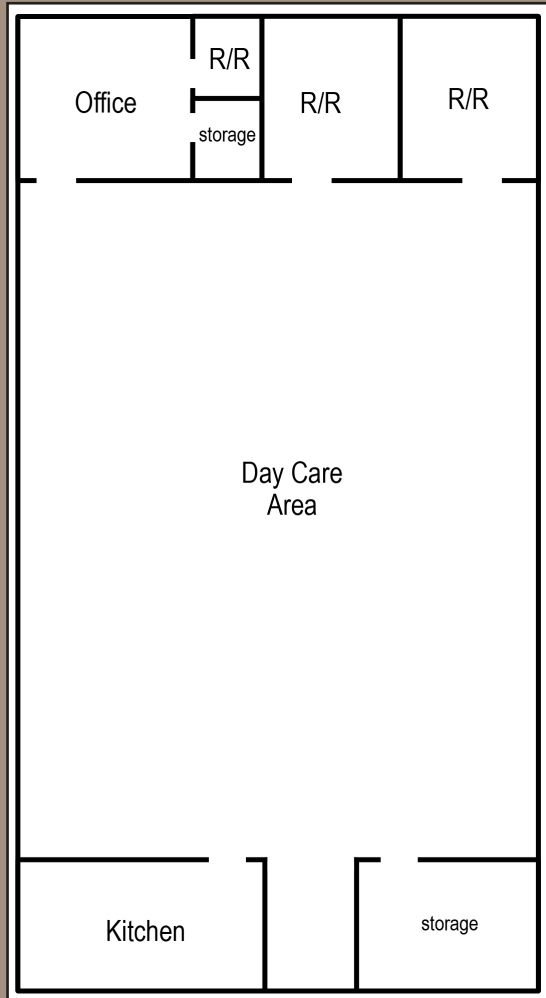


DEMOGRAPHIC STATISTICS			
	1 mi	3 mi	5 mi
2013 Total Population	8,174	42,492	79,236
2013 Median Age	25	25	27
2013 Avg HH Income	\$47,240	\$49,550	\$56,802

Site Plan

(51-996 Tyler Street)

3,000 s/f Building



6,000 s/f Building

