

OFFICE BUILDING FOR LEASE

Park View Plaza

78150 CALLE TAMPICO , LA QUINTA, CA 92253



LEASE RATE: N/A

FOR MORE INFORMATION CONTACT:

STEVE SANCHEZ
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CalBRE #01955245

SCOTT WILSON
760.837.1880
swilson@wilson-meade.com
CalBRE #00937623

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LEASE RATE

N/A

OFFERING SUMMARY

Building Size:	18,119 SF
Available SF:	
Lot Size:	1.02 Acres
Year Built:	1990
Zoning:	Village Commercial District
Market:	Office
Submarket:	Medical

PROPERTY OVERVIEW

Two Story Office Complex
 Elevator Service
 Heart of Downtown La Quinta
 Covered Parking
 Zoned: Village Commercial
 Landlord pays for Electricity and Water
 Common Area Restrooms
 Private Restrooms in Some Suites
 Some Suites Have Sinks
 Ideal for: General Office, Medical, Esthetician, Attorney, and Etc...

LOCATION OVERVIEW

Across from City Hall, City Library, and Old Town La Quinta
 Cross-Streets: Calle Tampico and Seasons Way

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LEASE TYPE		-
TOTAL SPACE		-
LEASE TERM		Negotiable
LEASE RATE		N/A



SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Suite 103	-	1,036 SF	Modified Gross	\$2.00 SF/month	Landlord pays for electricity, water, and common area cleaning/maintenance Private Bathroom 4 private offices (1 of the offices has a sink) Receptionist Desk
Suite 104	-	1,360 SF	Modified Gross	\$2.00 SF/month	Landlord pays for electricity, water, and common area cleaning/maintenance Receptionist Desk Waiting Area 6 private offices 4 offices have sinks 1 office has a private bathroo
Suite 205 A & B	-	2,070 SF	Modified Gross	\$1.75 SF/month	Landlord pays for electricity, water, and common area cleaning/maintenance 7 Private offices Open space for desks Breakroom area with a sink Common area bathroom
Suite 200 H	-	160 SF	Modified Gross	\$3.00 SF/month	Landlord pays for electricity, water, and common area cleaning/maintenance
Suite 210 & 211	-	2,100 SF	Modified Gross	\$1.75 SF/month	Landlord pays for electricity and water
200 J	-	160 SF	Modified Gross	\$3.00 SF/month	Landlord pays for electricity, water, and common area cleaning/maintenance

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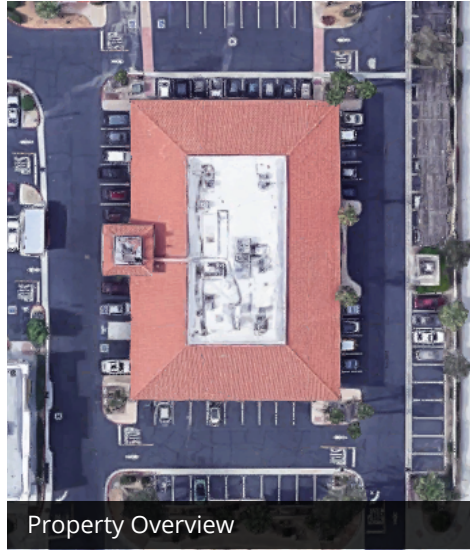


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Building Entrance



Property Overview



Building Outside View



Building Outside Entrance



Suite 103: Receptionist Desk / Office



Suite 103: Private Bathroom



Suite 103: Private Office with Sink



Suite 103: Additional Private Office

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Suite 104: Entrance and Waiting Area



Suite 104: Receptionist Desk/ Office



Suite 104: Private Office w/Sink



Suite 104: Hallway to Private Offices



Suite 200 H: Executive Suite Entrance



Executive Suites Shared Kitchen



Suite 210 & 211 Entrance



Elevator to Suite 210 & 211 Entrance

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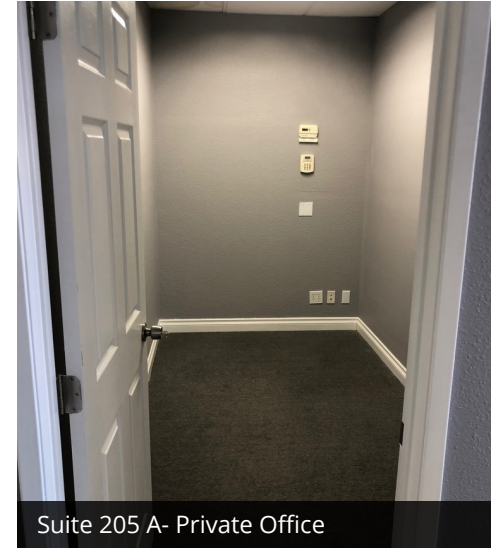
Suite 205 A- Open Space



Suite 205 A- Break room/ Kitchen Area



Suite 205 A- Private Office



Suite 205 A- Private Office



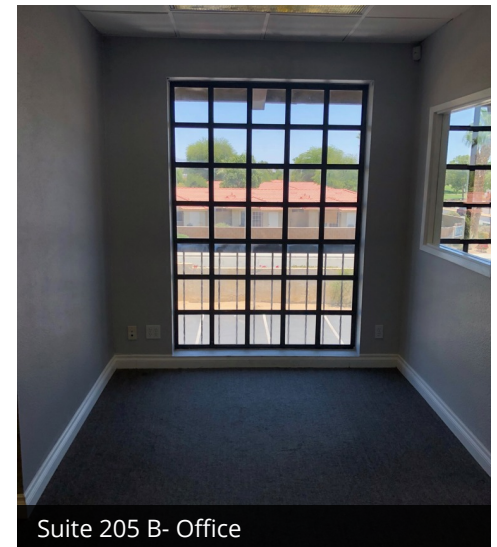
Suite 205 A & B Entrance



Suite 205 B- Entrance



Suite 205 B- Private Office



Suite 205 B- Office

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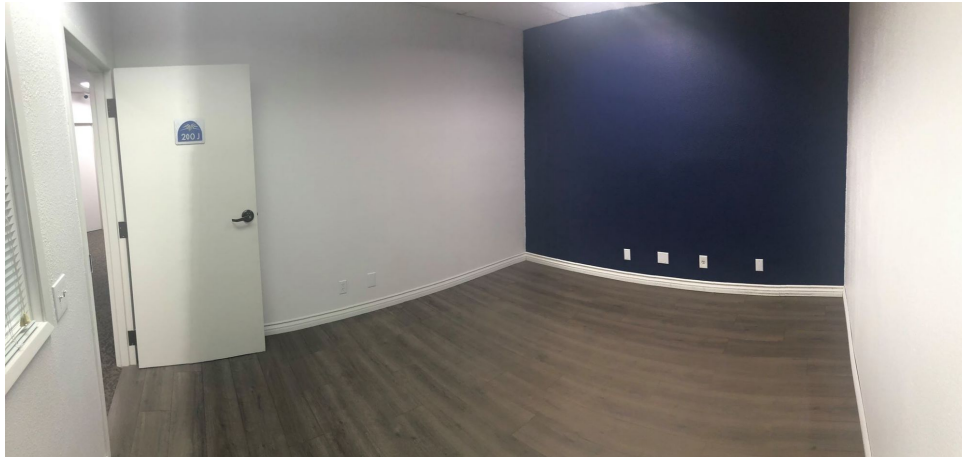
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Suite 200 J



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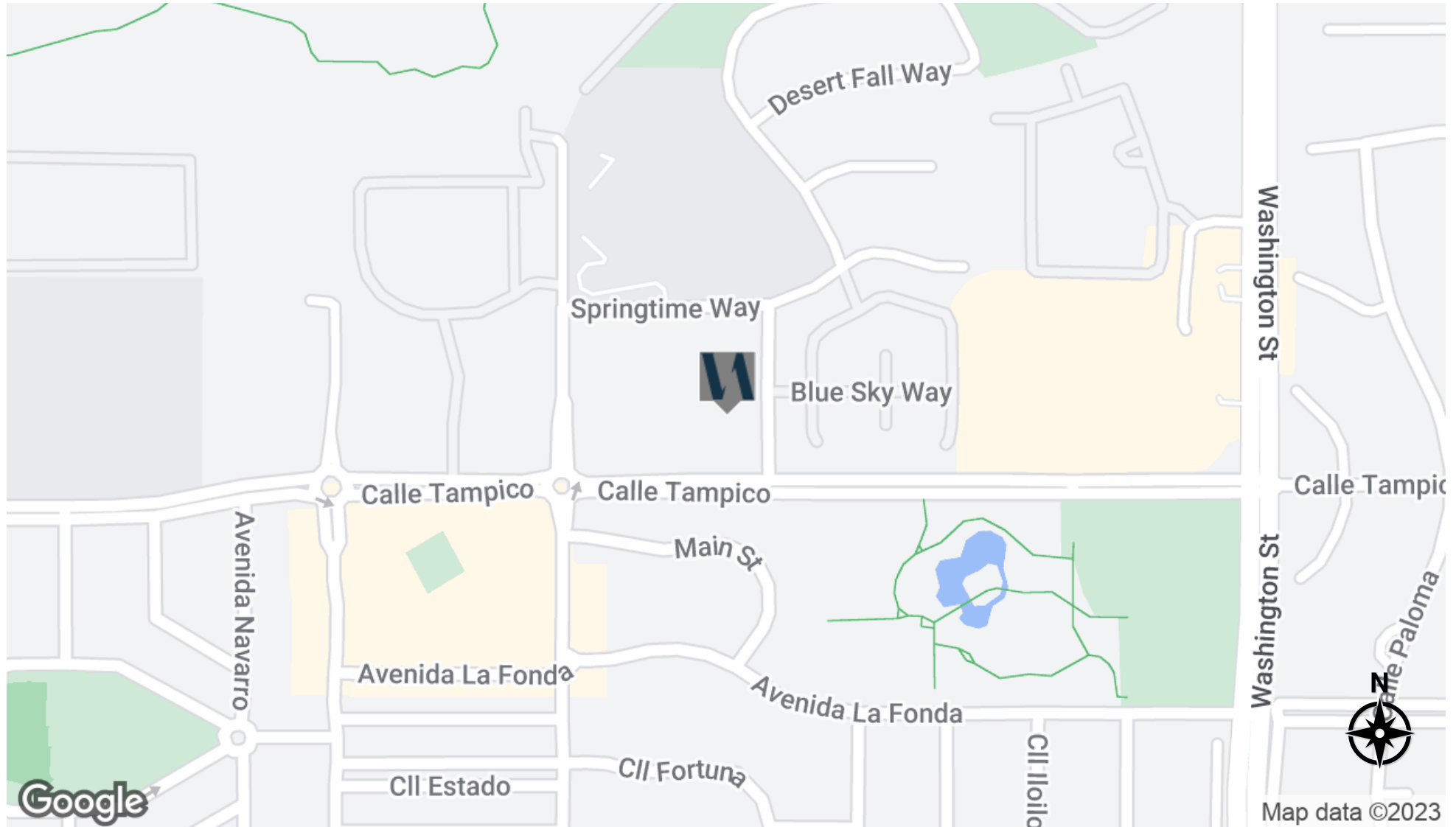
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POPULATION

	1 MILE	3 MILES	5 MILES
Total population	6,264	31,112	89,750
Median age	40.2	41.9	41.6
Median age (Male)	38.8	40.3	40.3
Median age (Female)	41.8	43.0	42.2

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	2,475	11,902	34,586
# of persons per HH	2.5	2.6	2.6
Average HH income	\$80,645	\$100,935	\$99,679
Average house value	\$445,531	\$496,294	\$461,795

* Demographic data derived from 2020 ACS - US Census

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STEVE SANCHEZ

Executive Vice President

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Direct: 760.779.8824 | **Cell:** 760.485.1033

CalDRE #01955245

PROFESSIONAL BACKGROUND

Steve Sanchez relocated to California from New Jersey, after enlisting in the United States Marine Corps, from 1996-2004. Steve served as an infantryman during Operation Iraqi Freedom and earned distinguished medals and ribbons such as: Combat Action Ribbon, Presidential Unit Citation, and many more. Upon the end of his 8-year enlistment in 2004, Steve decided to make the Coachella Valley his home.

After receiving an honorable discharge from the Marine Corps Steve's civilian career started in telecommunication; district director for a state legislator; account executive for a group of radio stations and billboard company; and currently as a commercial real estate agent representing buyers and seller on multi-family and hospitality investments. Steve's goal is to try to sell every apartment in the Coachella Valley at least once; local investors, agents, and friends refer to Steve as "The Apartment Guy."

Steve was elected to the La Quinta City Council in 2016; former Big Brother and Board Member with the Big Brother and Big Sisters of the Desert; Board Member for Leadership Coachella Valley; Former Board Member of the La Quinta Chamber of Commerce, and past Chairman of the Indio Chamber of Commerce.

Steve is also the former Chairman for the La Quinta Housing Authority; Chairman for Riverside County Riverside Local Agency Formation Commission (LAFCO); Executive Committee for the League of CA Cities Riverside County Division; and a member of other boards and committees.

When Steve isn't working or volunteering his time, you'll see him at the gym at 5 Am (some Marine Corps habits don't fade away); on run with his two dogs, a Chocolate Lab (Valentina) and a German Shepard (Sparta); studying history and the U.S. Constitution, or just enjoying a nice glass of wine with friends. Speaking of wine, Steve has his WSET 1 certification.

WILSON MEADE COMMERCIAL REAL ESTATE

72100 Magnesia Falls Drive, Suite 2
 Rancho Mirage, CA 92270
 760.837.1880

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SCOTT WILSON

Co-Founder

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CalDRE #00937623

PROFESSIONAL BACKGROUND

Scott R. Wilson is a long time resident of the Coachella Valley having grown up in Palm Desert. He is a graduate of the University of Southern California, Los Angeles, where he received a Bachelor of Science degree from the School of Business with an emphasis in Real Estate and Finance.

Scott has an unparalleled track record of investment real estate sales in the Coachella Valley. He has sold more investment properties than any other agent in the marketplace. Aside from owning one the areas top brokerage firms for 20 years, Scott also has ownership interest in several commercial properties. Holdings include raw land, apartments, office buildings, retail centers, and single tenant net leased investments. He is also in the process of developing two industrial parks in excess of 800 hundred thousand net rentable square feet.

Wilson Meade Commercial Real Estate

72100 Magnesia Falls Drive, Suite 2
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