



## ***Fast Facts:***

***Purchase Price:*** \$875,000

***Use:*** Neighborhood Center

***Size:*** Bldg 5,500 sq ft / Lot 11,500

***Rent:*** NA

***Lease:*** 4 Tenants

***Gross Sales:*** \$62,712 Rental Income

***Net Cash Flow:*** \$57,324.58 Cap Rate 6.5%

***Employees:*** NA

***Years in Business:*** Property is 25 years old

***Hours of Operation:*** NA

***Reason for Sale:*** Other business interest

*This information, while not guaranteed, has been obtained from sources deemed reliable. Buyer must verify the information and bears all risks for any inaccuracies.*

***Business Opportunity:***  
**Neighborhood Shopping  
Center**  
**68-225 Ramon Rd**  
**Cathedral City, Ca 92234**  
**BY BROKER APPOINTMENT**

## ***Description:***

Commercial center located on busy corner of Ramon Rd in Cathedral City. Center has 4 spaces for leasing that are all currently leased and there is ample parking. This is a great investment opportunity for someone starting out or for someone that wants to add to their investment properties. Call broker for more information.