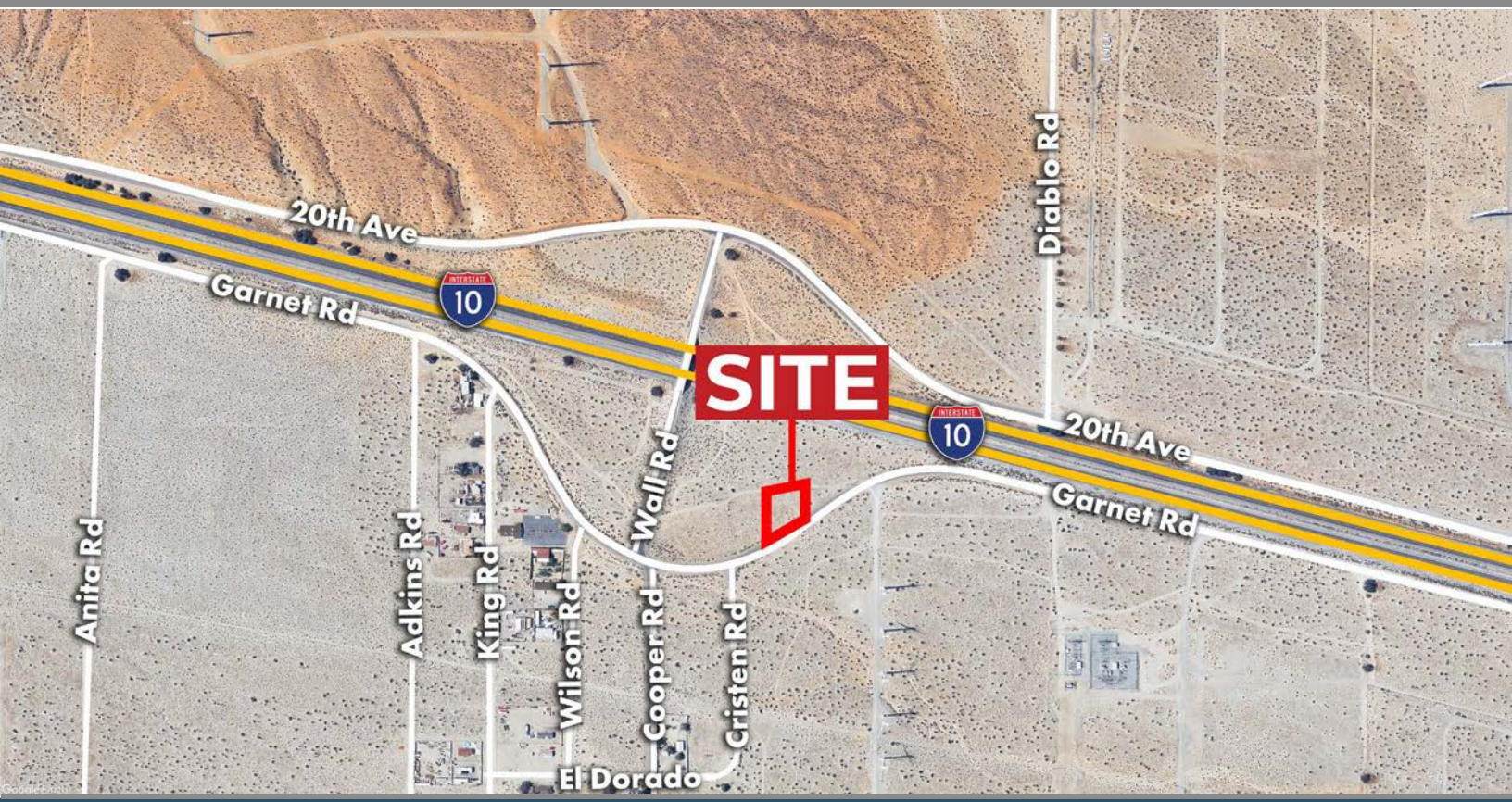
0.59 ACRE GARNET RD.
JUST OFF I-10, NORTH PALM SPRINGS



GARNET RD EAST OF WALL RD, UNINCORPORATED NORTH PALM SPRINGS, CA

FEATURES

- Flat usable parcel located in Unincorporated North Palm Springs
- High-traffic exposure with strong potential for future development and investment
- 180,000 daily average traffic on Interstate 10
- Affordable entry point for investors and developers seeking land in the desirable desert market
- Close proximity to solar farms, wind mills, and established industrial activity
- Just minutes from Palm Springs, Cathedral City, and Desert Hot Springs

PRICE: $49,000

COACHELLA VALLEY



VICINITY MAP

Desert Pacific PROPERTIES, INC. COMMERCIAL REAL ESTATE

4/1/26 JC



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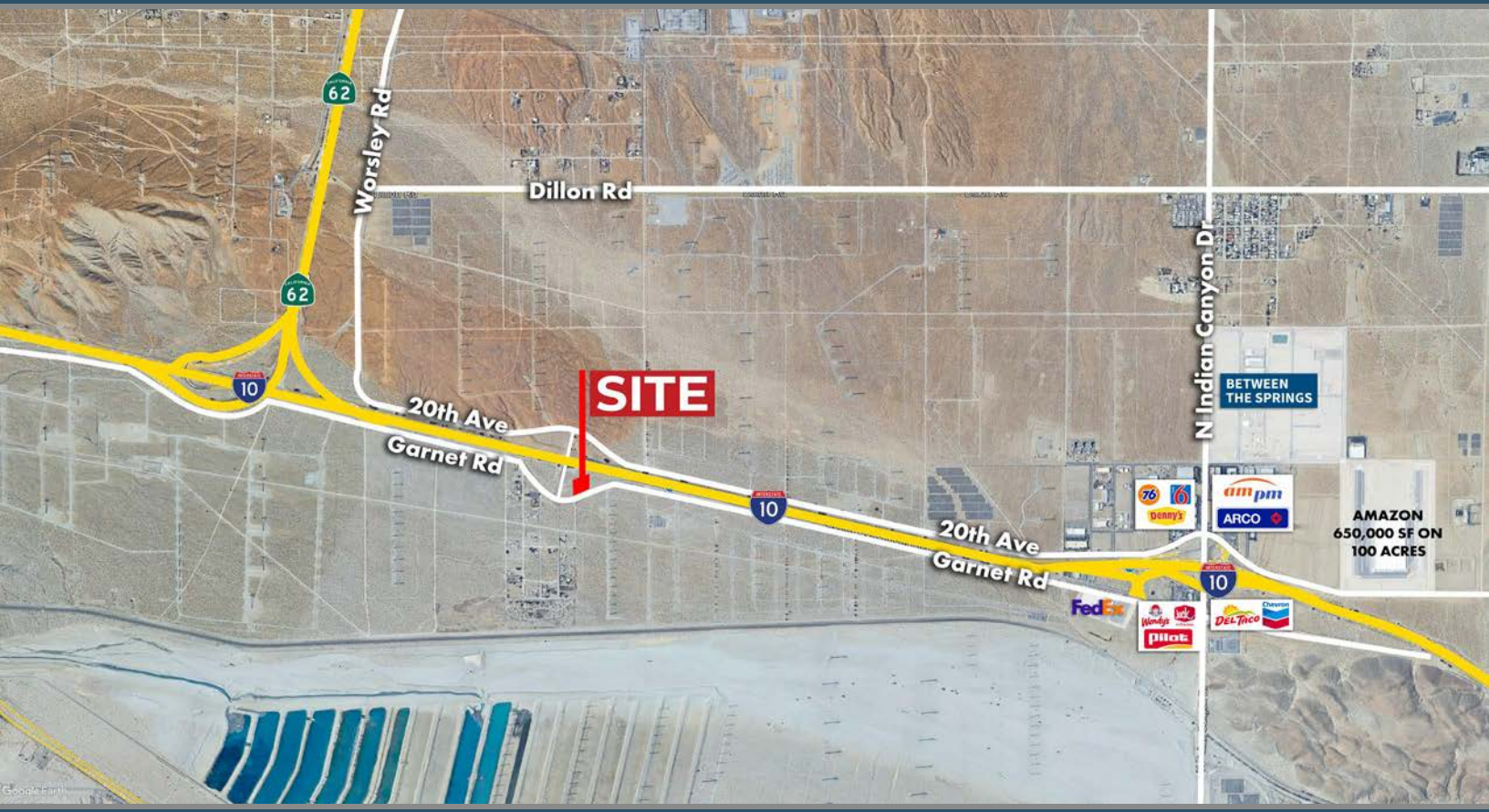
DesertPacificProperties.com 760.360.8200

0.59 AC GARNET RD.

JUST OFF 1-10, NORTH PALM SPRINGS

SITE AMENITIES & AERIAL

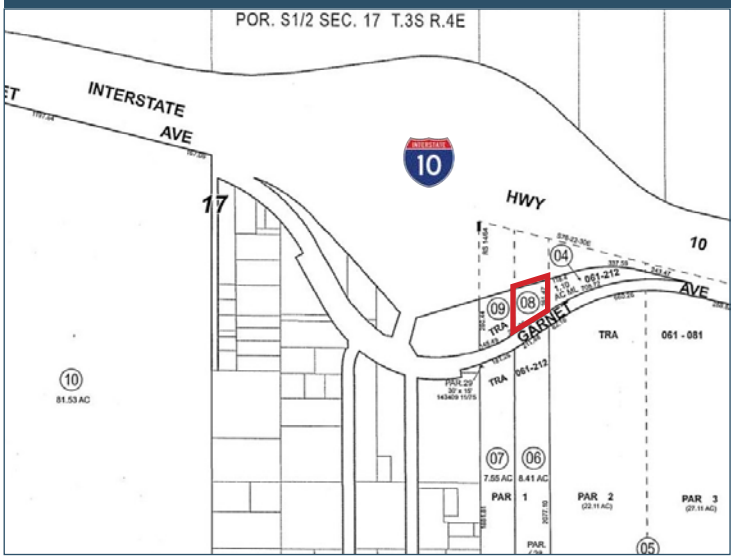
Desert Pacific PROPERTIES, INC. COMMERCIAL REAL ESTATE



SITE AMENITIES

- **Location:** The property is located on the north side of Garnet Road, east of Wall Road in unincorporated North Palm Springs, CA
- **APN:** 668-350-008
- **Parcel Size (According to County Assessor's Information):** 0.59 AC
- **Zoning:** Click here to view - W-2 (Controlled Development)
- **General Plan:** Click here to view - LDR (Low Density Residential)
- **Utilities:** Domestic Water on Garnet Rd
- **Terms:** Cash
- **Comments:** Great opportunity to acquire a strategically located parcel near Interstate 10 in North Palm Springs. The property's location along the Garnet Road corridor provides convenient access to Palm Springs, Cathedral City, and Desert Hot Springs.

PARCEL MAP



760.360.8200 | DesertPacificProperties.com | 44267 Monterey Ave, Ste. A, Palm Desert, CA 92260

Disclaimer: The information provided 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. Buyer is strongly encouraged to independently confirm its accuracy and completeness. Any projections, opinions assumptions or estimates used are for example only, and may not accurately represent the current or future performance of the property.