

FOR LEASE

PALMDALE PROFESSIONAL MEDICAL OFFICE BUILDING IN PALMDALE



**1037 E. Palmdale Blvd.
Palmdale, CA 93550**

CONTACT



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LEASE AVAILABILITY

MONTHLY RENTAL RATE	\$1.00 PSF + \$0.81 NNN
SUITE	SQ. FT.
101	2,707
102	1,065
103	1,158
202	1,862
204/205	2,832

PROPERTY INFORMATION

+ Building Size:	±13,752 SF
+ Land Size:	±31,522 SF
+ Year Built:	1987
+ Parking Ratio:	3/1,000
+ Parcel Number:	3015-005-041,042
+ Zoning:	C3

PROPERTY HIGHLIGHTS

- + Located in the Heart of Palmdale by Palmdale Commuter Rail
- + Nearby Restaurants, Entertainment, Shopping
- + Convenient Access to 14, 122 and 138 Highways
- + Entire First Floor Available
- + Versatile Office/Medical Layouts
- + Abundant Surface Lot Parking
- + Near Palmdale Regional Medical Center

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lee-pasadena.com

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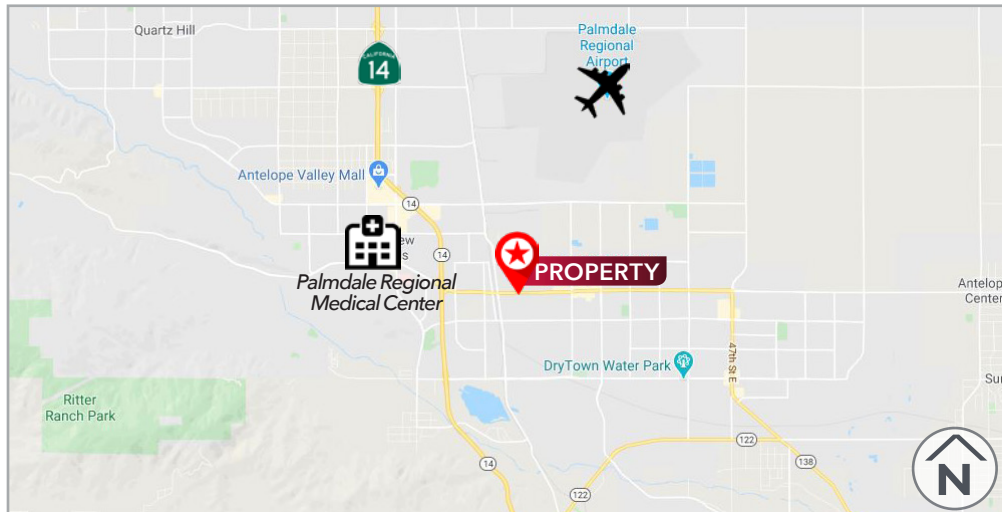
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AMENITIES LOCATION



LOCATION MAP



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PROPERTY PHOTOS



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DEMOGRAPHICS



2019 Total Population



1 Mile	3 Miles	5 Miles
22,210	88,891	142,143

2019 Total Households



1 Mile	3 Miles	5 Miles
6,129	25,927	40,280

2019 Average Household Income



1 Mile	3 Miles	5 Miles
\$34,925	\$56,370	\$65,732

Daily Traffic Counts



Street	X Street	Count
Palmdale Blvd.	10th Pl E	18,655
Palmdale Blvd.	9th St E	20,568

Source: CoStar