



**JOHNSON**  
COMMERCIAL REAL ESTATE

**FOR SALE**

**72100 Magnesia Falls Dr.  
Rancho Mirage, CA 92270**



## Property Highlights

Office Condominium  
Price: \$445,000-617,000  
Size:

Suite 4: 2,284 sq. ft.\*

Suite 1: 3,427 sq. ft.\*

Type: Office

Zoning: C-N (Neighborhood  
Commercial)

Parking: Open

\*Sizes are approximate.

The last 2 remaining office condominiums at Magnesia Falls Plaza, are being offered in cold shell condition.

Each suite is an end cap unit, with exclusive rights to the approximate 600 sf patio to the rear of the unit.

As part of the Magnesia Falls Plaza development, you will have access to the beautiful grounds, and neighboring Rancho Las Palmas Shopping Center.

Located just off of Highway 111, in Rancho Mirage, CA. Within minutes to the prestigious El Paseo shopping district and Eisenhower Medical Center, and less than 5 miles to the I-10 freeway.

**Matthew V. Johnson**  
**760.779.4004** (Direct)  
Matt@JohnsonCommercial.net  
CalBRE Lic. 00927239

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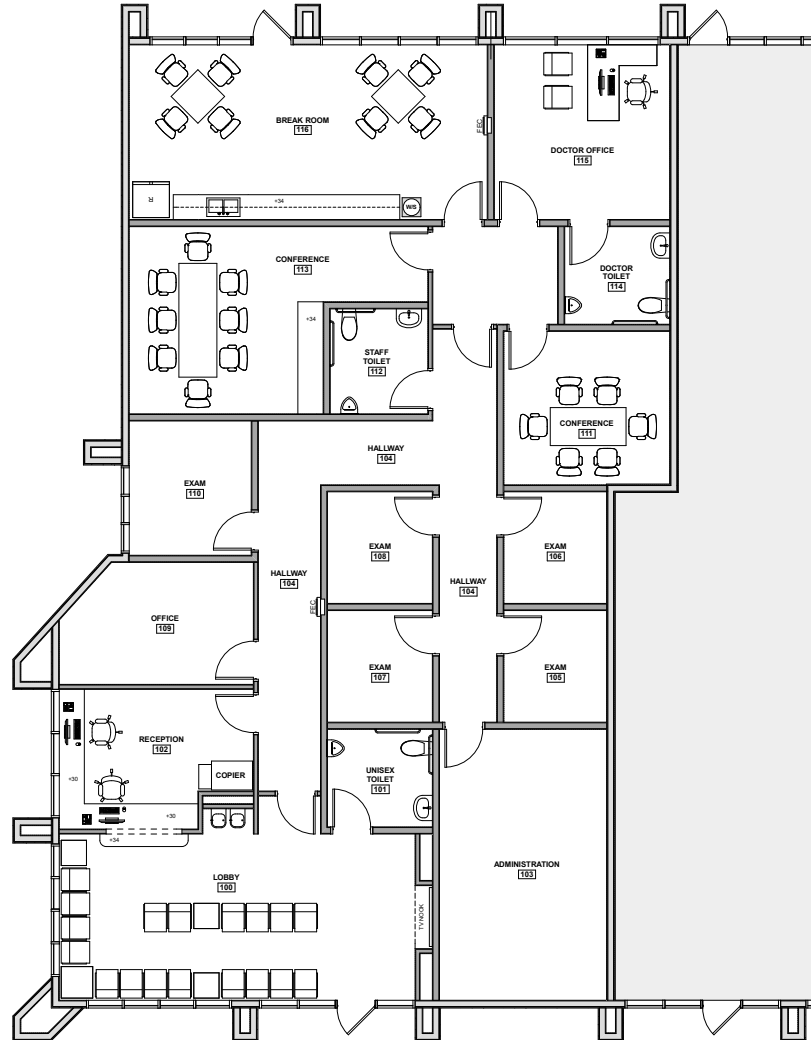
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SUITE 1  
SAMPLE FLOOR PLAN

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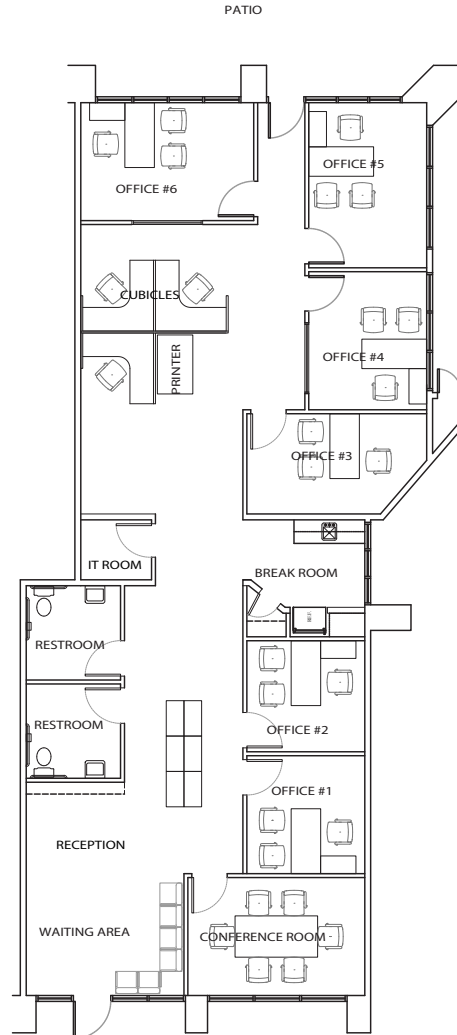
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SUITE 4  
SAMPLE FLOOR PLAN

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