



M-4 Zoned Parcel in Path of Progress

Palmdale, California

In the City of Palmdale Airport Buffer Zone, zoned M-4 Heavy Industrial, fronting county maintained road with telephone in street Great location for future development. *Buyer to make their own independent investigations regarding Zoning & General Plan Designations, Hazard Zones, Availability & Costs of Utilities.

2.5 Acres+/- Zoned M-4

- **MLS# 17000752**
- **APN# 3046-014-009**
- **3079-006-045 &046**
- **\$30,000**

Directions

96th St. East to Ave T-8, go east approximately 660' to subject property. Caution: Dirt road, only accessible by truck due to dirt berm at entrance to road.

Tom Mastin
Broker / Owner

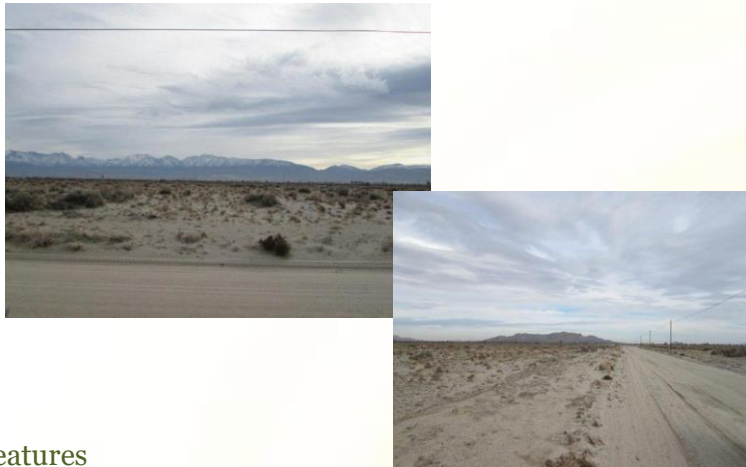
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2660 Pearblossom Hwy
 Palmdale, CA 93550

Office: 661-267-6007

Fax: 661-267-6352



Features

Zoning	M-4
Width	330
Depth	330
App. Sq.Ft./Gross	118,800
Bond Assessment	Buyer to Verify
Electric:	None - See Remarks
Flood Zone:	Buyer to Verify
Geological Hazard:	Buyer to Verify
Land Use:	Industrial-Heavy; Comments: Other/See Remarks
Lot Description:	Rectangular
Road Frontage:	Public
Sewer:	None - See Remarks
Survey:	None - See Remarks; Telephone: In Street
Terms:	Cash
Tract Map:	Record of Survey
Cert of Compliance:	None
Fence:	None - See Remarks
Natural Gas:	None - See Remarks
Improvements:	None - See Remarks
Legal Access:	Yes
Lot Size:	0 - 3.99K
Road Surface:	Dirt
Subord/Release:	No Subordinate
Topography:	Level
Water:	None - See Remarks



All measurements are approximate. Prices and availability are subject to change without notice.

Big Valley Real Estate, A California Corporation. License ID 01499293.

Email: tom@bigvalleyrealestate.com
 Website: www.bigvalleyrealestate.com