





Eastside Acreage Just Right for Home or Ranch!

Lancaster, California 93535

Affordable east-side acreage! 2.42 net acres with established access fronting onto 65th Street East, and electric available at the street. This level lot has a conditional Certificate of Compliance and desirable A-2 / Heavy agricultural zoning. A nice buy!

*Boundary depictions are approximate and for illustrative purposes only. Buyer to make their own independent investigations regarding Zoning and General Plan Designations, Environmental and Hazard Zones, Access and Development costs, Availability and Costs of Utilities.

2.42 Acres ± Zoned A-2-5

- **MLS# 24005778**
- **APN# 3382-009-014**
- **65th St East & Ave G-12**
- **$29,000**

Features

Zoning:	A-2-5
Lot SqFt:	105,415
Bond Assessment:	Buyer to Verify; None
Electric:	In Street
Flood Zone:	Buyer to Verify; Yes
Geological Hazard:	Buyer to Verify
Land Use:	Agricultural
Lot Description:	Rectangular
Road Frontage:	Unimproved
Sewer:	None - See Remarks
Survey:	None - See Remarks
Terms:	Cash
Cert of Compliance:	Has Conditions
Fence:	None
Natural Gas:	None - See Remarks
Improvements:	None - See Remarks
Legal Access:	Buyer to Verify; Yes
Lot Size:	2.42 Acres ±
Road Surface:	Dirt
Subord/Release:	No Releases; No Subordinate
Topography:	Level
Water:	None - See Remarks

Directions

Ave H east to 65th St East, north to subject (GPS 34.723125, -118.015515)

Karmen Mastin
Broker, Realtor®
CRS, ePRO, CNHS, RDCPro
License ID #00988013

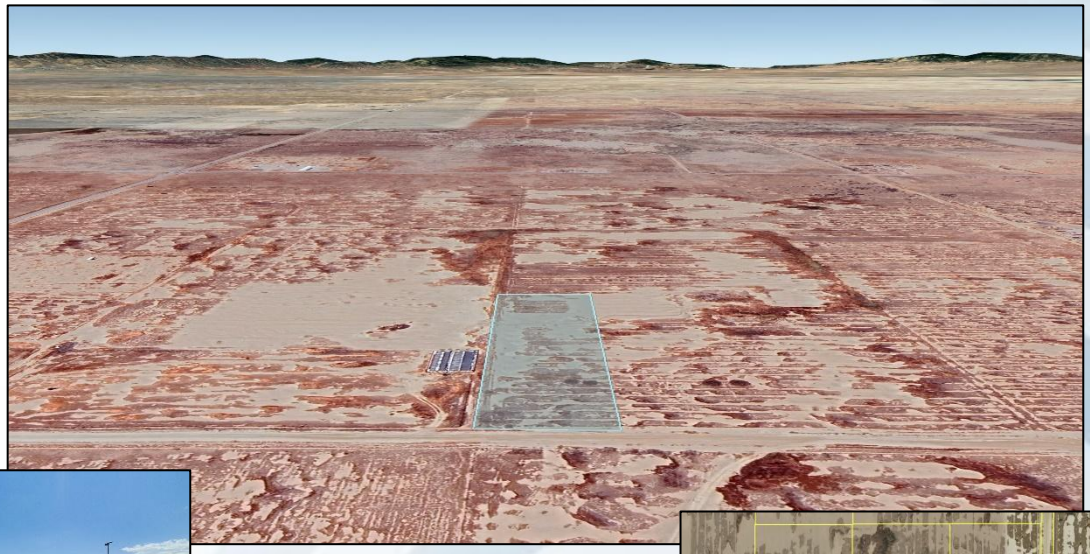
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All measurements are approximate. Prices and availability are subject to change without notice.

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2.42 Acres with Established Access & Electricity Available!

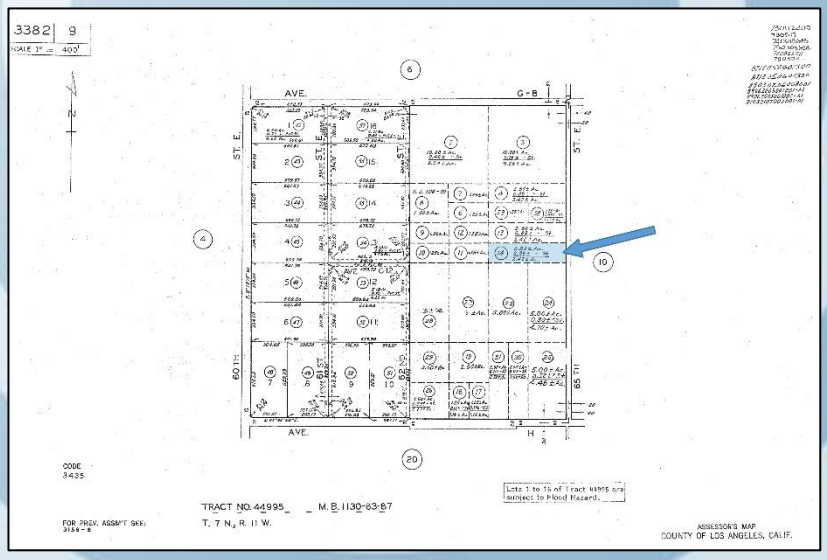








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EQUAL HOUSING OPPORTUNITY

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