





A Lovely Location for Your New Custom Home!

Tehachapi, California 93561

Beautiful homesite in the Bear Valley Springs community of Tehachapi, featuring stunning views from the ridgeline! With paved street access and utility connections available, this attractive lot is primed for your custom home design. The sought-after BVS community boasts various amenities, including a gated entrance, lake, golf course, country club, hiking trails, equestrian center, campgrounds, and more. 2026-2027 FY HOA Fees: $2,236. Great terms available!

Seller is willing to carry a loan with as little as 10-25% down and amortize the balance over 15-25 years for a term of 5-7 years at a rate of (i.) 6%, or (ii.) 2% LESS THAN the current WSJ Prime Rate. OAC.

*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.

1.15 Acres ± Zoned E (1) RS

- **MLS# 26004081**
- **APN# 344-283-05**
- **25041 Jacaranda Dr**
- **$29,000**

Features

Zoning:	E (1) RS
Lot SqFt:	50,094
Bond Assessment:	Buyer to Verify
Electric:	In Street
Flood Zone:	Buyer to Verify; No
Geological Hazard:	Buyer to Verify
Land Use:	Residential
Lot Description:	Irregular
Road Frontage:	Public
Sewer:	None - See Remarks
Survey:	None - See Remarks
Terms:	Cash; Owner Will Carry
Tract Map:	Final Tract Map
Cert of Compliance:	Not Required
Fence:	None
Natural Gas:	None - See Remarks
Improvements:	None - See Remarks
Legal Access:	Buyer to Verify; Yes
Lot Size:	1.15 Acres ±
Road Surface:	Paved
Subord/Release:	No Releases; No Subordinate
Topography:	Comb/See Remarks; Hillside/View; Sloped
Water:	In Street

Directions

Bear Valley Road to Jacaranda. Follow up to the top. GPS 35.181202, -118.598128.

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

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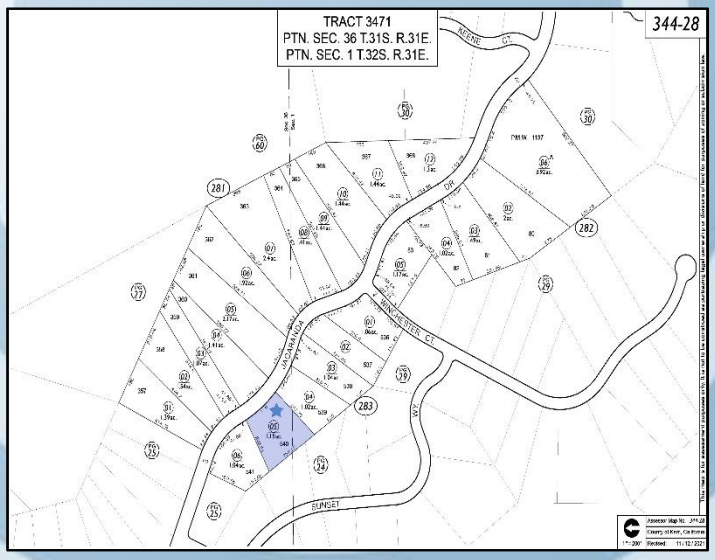
Bear Valley Springs Custom Homesite with Fantastic Views!











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EQUAL HOUSING OPPORTUNITY

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