





BIG VALLEY
REAL ESTATE

Great Cal City Lot Ready for Your New Home!

California City, California 93505

Builder-ready California City homesite, just right for your new home! Level lot, with water in the street and electric available at the rear of the parcel. A convenient location, and 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.

0.23 Acre± Zoned R-1

- **MLS# 26004083**
- **APN# 203-062-16**
- **Fernwood Ave Near Neuralia Rd**
- **$21,500**

Features

Zoning:	R-1
Lot SqFt:	10,200
Bond Assessment:	Buyer to Verify; None
Electric:	On Property
Flood Zone:	Buyer to Verify; No
Geological Hazard:	Buyer to Verify
Land Use:	Residential
Lot Description:	Rectangular
Road Frontage:	Public
Sewer:	None - See Remarks
Survey:	None - See Remarks
Terms:	Cash; Owner Will Carry
Cert of Compliance:	Not Required
Fence:	None
Natural Gas:	None - See Remarks
Improvements:	None - See Remarks
Legal Access:	Buyer to Verify; Yes
Lot Size:	0.23 Acre±
Road Surface:	Paved
Subord/Release:	No Releases; No Subordinate
Topography:	Level
Water:	In Street; Public

Directions

Calif City Blvd east to Neuralia, south to Fernwood, east to subject.
(GPS 35.121053, -117.984640)

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

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EQUAL HOUSING OPPORTUNITY

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

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

Builder-Ready Homesite with Seller Financing Available!

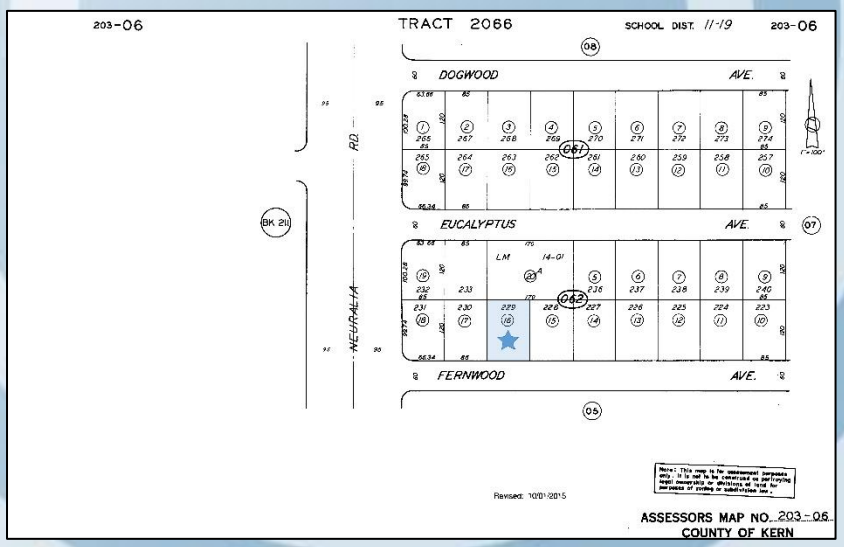








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