





BIG VALLEY
REAL ESTATE

# Affordable Cul-de-Sac Lot in California City!

## California City, California 93505

Bring your plans! This large, level parcel is on a quiet cul-de-sac street with a west-side location that is convenient to California City Airport and less than 2 miles to the heart of downtown. Water is available at the street, and electricity is close by. An affordable option just right for your new home build!

**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.

0.19 Acre±  Zoned R-1

- **MLS# 26005267**
- **APN# 216-063-03**
- **Gabreski Ct Near Doolittle**
- **$8,000**

## Features

| | |
|---|---|
| **Zoning:** | R1 |
| **Lot SqFt:** | 8,492 |
| **Bond Assessment:** | Buyer to Verify |
| **Electric:** | Avail Less < 1000 Ft |
| **Flood Zone:** | Buyer to Verify; No |
| **Geological Hazard:** | Buyer to Verify |
| **Land Use:** | Residential |
| **Lot Description:** | Irregular |
| **Road Frontage:** | Unimproved |
| **Sewer:** | None - See Remarks |
| **Survey:** | None - See Remarks |
| **Tract Map:** | Final Tract Map |
| **Terms:** | Cash |
| **Cert of Compliance:** | Not Required |
| **Fence:** | None |
| **Natural Gas:** | None - See Remarks |
| **Improvements:** | None - See Remarks |
| **Legal Access:** | Buyer to Verify; Yes |
| **Lot Size:** | 0.19 Acre± |
| **Road Surface:** | Dirt |
| **Subord/Release:** | No Releases; No Subordinate |
| **Topography:** | Level |
| **Water:** | In Street; Public |

## Directions

From California City Blvd, go north on Mitchell Blvd, turn right onto Doolittle Pl, then turn left onto Gabreski Ct and proceed to subject. GPS 35.143127, -118.009941


**Karmen Mastin**
**Broker, Realtor®**
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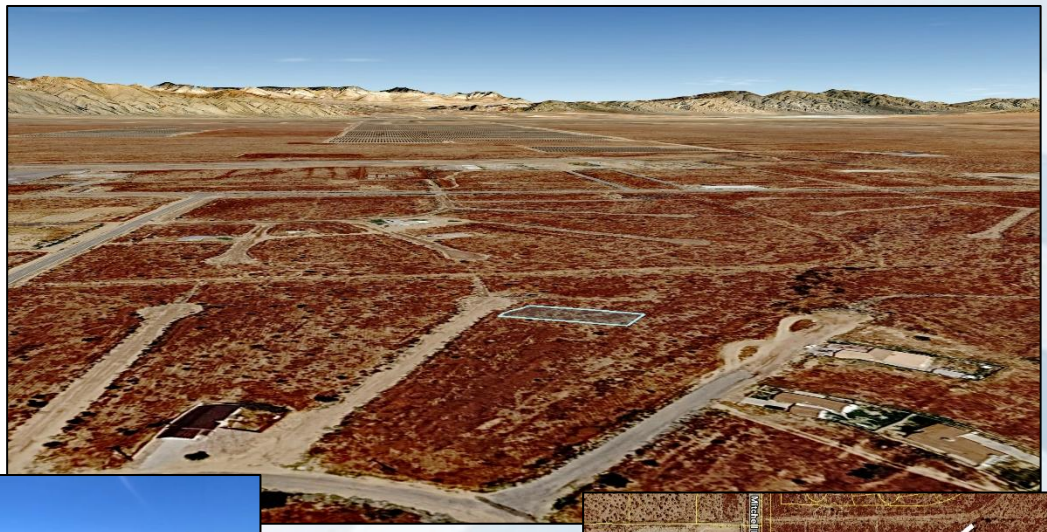


EQUAL HOUSING OPPORTUNITY

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

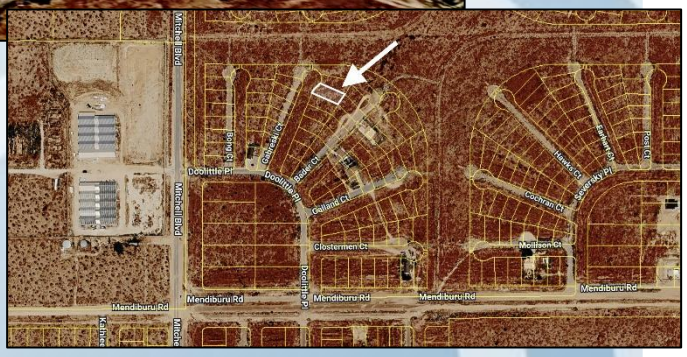
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# Up-and-Coming Westside Homesite, Water at the Street!

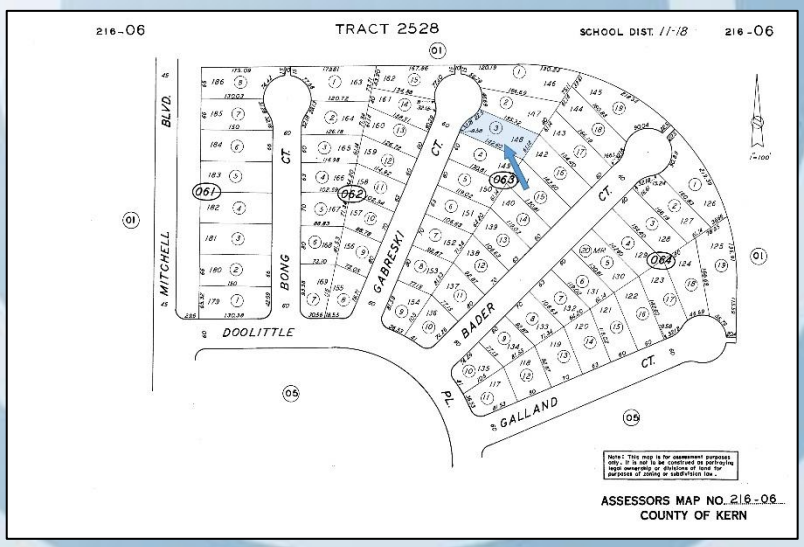







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