





BIG VALLEY
REAL ESTATE

16.67 Acres Adjacent to Springbok 3 Solar Farm!

Cantil, California 93519

This unique A-1 zoned 16.67-acre parcel is ideal for agricultural use or potential energy development (with a Conditional Use Permit). It is located directly adjacent to the Springbok 3 Solar Farm Hybrid project in the Cantil area of Kern County. This level acreage is situated about a mile northwest of the Honda Proving Center of California, just north of California City, and offers quick access to the 14 Freeway. The Southern Pacific Railroad line runs through the northwest quadrant of the parcel, and electricity is available approximately 1,250 feet east at Neuralia Road or 1,950 feet south at Munsey Road. So much potential at this strategic location!

*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.

16.67 Acres ± Zoned A-1

- **MLS# 26006826**
- **APN# 181-150-03**
- **Cholla Rd**
- **$45,000**

Features

Zoning:	A-1
Lot SqFt:	726,145
Bond Assessment:	Buyer to Verify; None
Electric:	None - See Remarks
Flood Zone:	Buyer to Verify; Yes
Geological Hazard:	Buyer to Verify
Land Use:	Agricultural
Lot Description:	Irregular; Rectangular
Road Frontage:	Unimproved
Sewer:	None - See Remarks
Survey:	None - See Remarks
Terms:	Cash
Fence:	None
Natural Gas:	None - See Remarks
Improvements:	None - See Remarks
Legal Access:	Buyer to Verify
Lot Size:	16.67 Acres ±
Road Surface:	Dirt
Subord/Release:	No Releases; No Subordinate
Topography:	Level
Water:	None - See Remarks
Fence:	None

Directions

North on Fwy 14 to Rogers Rd, east to Neuralia Rd, south to Munsey Rd, west to Cholla Rd, north to subject. (GPS 35.292969, -117.992148).

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

REALTOR®
P.O. Box 900910
Palmdale, CA 93590
Office: 661-267-6007

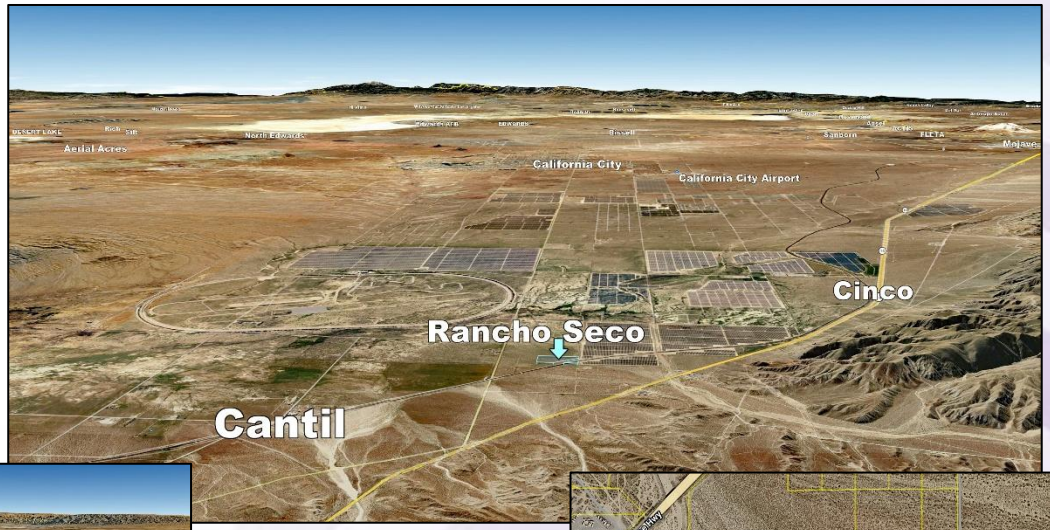
Email: info@bigvalleyrealestate.com
Website: www.bigvalleyrealestate.com

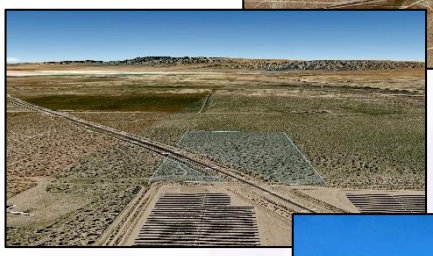
EQUAL HOUSING OPPORTUNITY

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

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

A-1 Zoned Cantil Acreage, Prime Location for Ag or Energy!

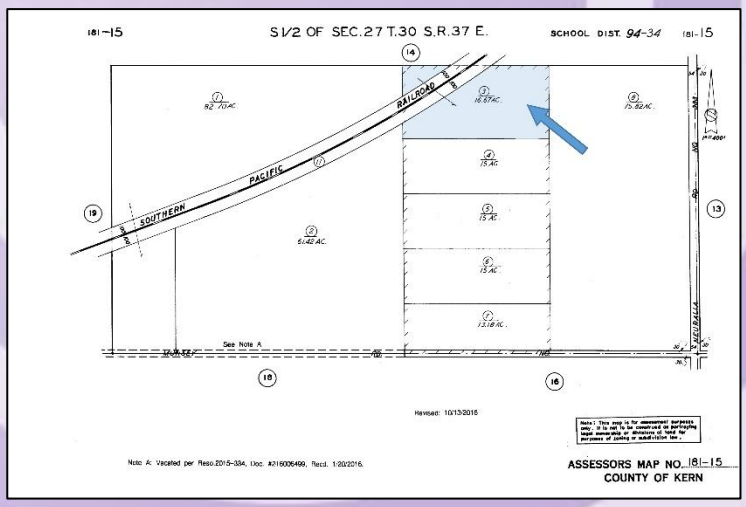








- **MLS# 26006826**
- **APN 181-150-03**
- **16.67 Acres ±**
- **Cholla Rd**
- **Cantil, CA 93519**
- **$45,000**



BIG VALLEY REAL ESTATE

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

P.O. Box 900910
Palmdale, CA 93590
Office: 661-267-6007

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

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.