

PRIME RETAIL PAD DEVELOPMENT OPPORTUNITY

Palmdale Blvd & 10th St W | Palmdale, CA

PROPERTY OVERVIEW

Rare ± 13.94 -acre retail pad development site located at the signalized hard corner of Palmdale Boulevard and 10th Street West. The site offers excellent frontage, visibility, and access in one of Palmdale's strongest and most established retail corridors with immediate proximity to the Antelope Valley Freeway (SR-14).

LOCATION HIGHLIGHTS

- Signalized hard corner with strong traffic exposure
- Adjacent to national retailers including Costco, Target, and Home Depot
- Immediate access to SR-14 (Antelope Valley Freeway)
- Established regional retail destination with continued growth



DEVELOPMENT HIGHLIGHTS

- ± 13.94 acres suitable for retail pads or multi-tenant development
- Zoned PDCPD – Commercial Planned Development
- Flexible configuration allowing pad subdivision and phased development
- Ideal for QSR, bank, service retail, and national tenants
- Utilities nearby; large-format site with strong visibility

ZONING / USE

PDCPD – Commercial Planned Development. Permitted uses include retail pads, service retail, QSR, and commercial development subject to city approvals.

OFFERING

Offered for sale as a premier retail pad opportunity in a proven commercial node. Conceptual site plans are for illustrative purposes only and not approved.

CONTACT

Cindy Omidi

Phone: 310-714-1888

Email: omidicindy@gmail.com

