



# SIGNALIZED COMMERCIAL CORNER COLTON, CA



## PROPERTY FEATURES:

- Zoned C-2 with Residential Overlay up to 60 du/ac
- Approximately 6 Acres
- APN 0276-144-30 & 31
- Signalized intersection ½ mile north of Interstate 215 and 1 mile south of Interstate 10 on Mount Vernon Ave.
- Easy Access to I-10 and I-215 Freeways
- One of last undeveloped sites in the area
- Extensive frontage/exposure on both Mount Vernon Ave and Santo Antonio Dr.
- \$6,000,000 (\$22.96 psf)

**Mel Wagstaff**

Broker Associate

**KW COMMERCIAL**

Cell: 714-392-0806

mel.wagstaff@gmail.com

DRE 00841847

**Linda Wilkie**

Broker Associate

**KW COMMERCIAL**

Cell: 714-348-5127

linda@wilkieteam.com

DRE 02018887

**KW COMMERCIAL**

OFFICE DRE 01898399