

OFFERING MEMORANDUM

2.5 ACRES HEAVY INDUSTRIAL

7TH STE VIC AVE L9 | Lancaster, California 93535



CONTACT:

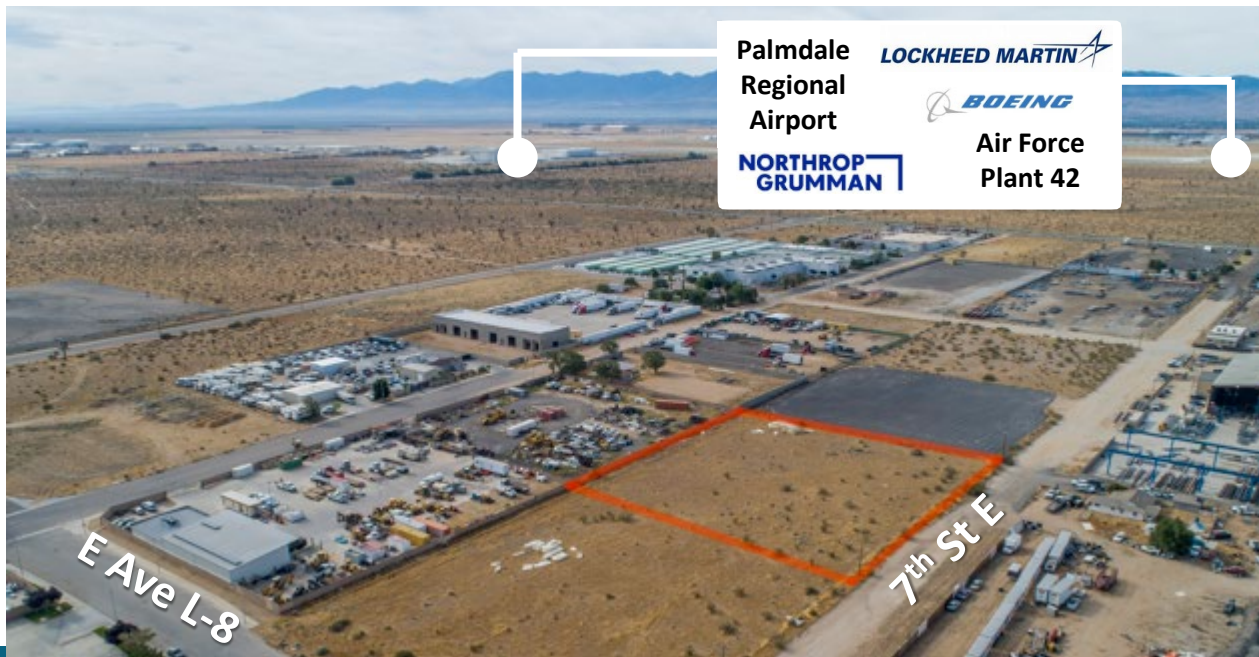
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OFFERING DETAILS



HIGHLIGHTS

- 2.5 acres zoned LRHI – Lancaster Heavy Industrial
- Heavy Industrial is the most intensive industrial zoning in Lancaster, allowing the widest variety of uses
- Highly desirable location with easy access to the 14 Freeway via Columbia Way (Avenue M)

Price	Per Acre	Per Sq Ft
\$350,000	\$140,000	\$3.21

Address	7TH STE VIC AVE L9
APN	3126-016-021
Lot Size Gross	2.5 AC / 109,074 SF
Lot Size Net	2.28 AC / 99,317 SF
Zoning	HI – Heavy Industrial
Utilities	None to Site/Buyer to Verify



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