

LAND FOR SALE

26 VACANT LAND PARCELS

±13.27 ACRES

PIERCE ST. & BAKER ST.

LAKE ELSINORE, CA 92530

PROPERTY HIGHLIGHTS

- 26 vacant land parcels totaling 13.42 Gross acres and approx. 13.27 Net Acres (subject to Baker Street alignment – need to verify)
- Approx 730 feet of frontage along Baker Street, Lake Elsinore
- Zoned M-1, Limited Manufacturing in City of Lake Elsinore ([Click here to learn more](#))
- Public Electricity served
- Huge Growth! Over 1,000 New Homes Are Under Construction or Proposed Within A Mile & Approximately 20,989 New Homes Entitled In the City of Lake Elsinore

ASKING PRICE : \$2,300,000

GORDON MIZE

951.445.4504

gmize@leetemecula.com

DRE# 01275376

LARRY NULL, SIOR

951.276.3616

lnull@leeriverside.com

DRE# 00822133

JUSTIN NULL, SIOR

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DRE# 01048055



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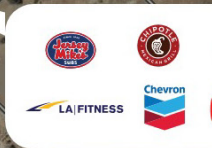
THE CROSSINGS AT NICHOLS RANGH COMING SOON



TEMESCAL VALLEY HIGH SCHOOL

OUTLETS AT LAKE ELSINORE

13.27 ACRES



LAND FOR SALE

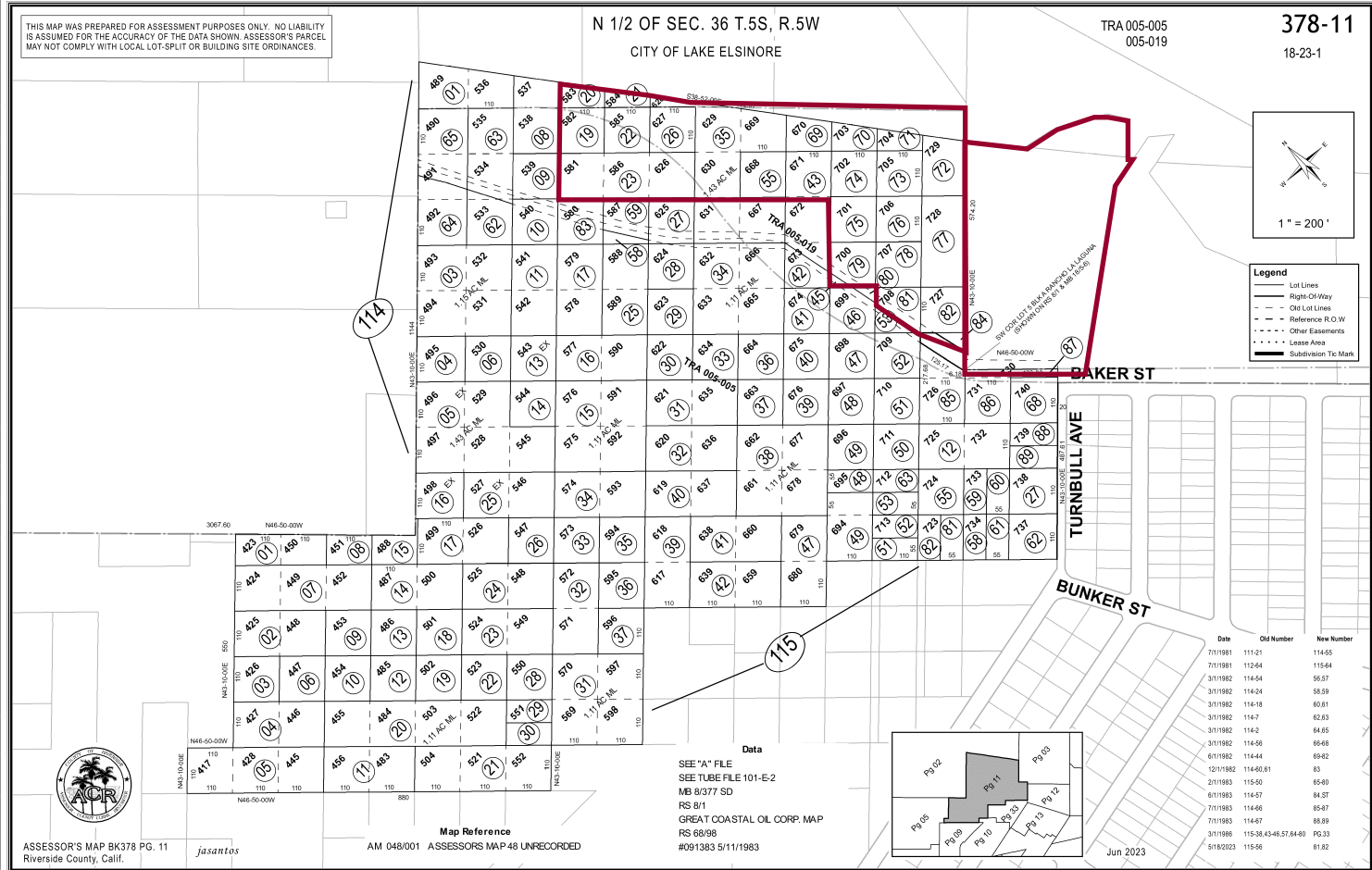
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LAKE ELSINORE, CA

PARCEL MAP

Lot	APN	Area SF	Acres
1	378-114-019	12,197	0.28
2	378-114-020	10,019	0.23
3	378-114-021	8,276	0.19
4	378-114-022	12,197	0.28
5	378-114-023	36,155	0.83
6	378-114-026	12,197	0.28
7	378-114-035	62,291	1.43
8	378-114-043	27,878	0.64
9	378-114-055	12,197	0.28
10	378-114-069	13,504	0.31
11	378-114-070	11,761	0.27
12	378-114-071	10,019	0.23
13	378-114-072	17,860	0.41
14	378-114-073	12,197	0.28
15	378-114-074	12,197	0.28
16	378-114-075	12,197	0.28
17	378-114-076	12,197	0.28
18	378-114-077	20,909	0.48
19	378-114-078	12,197	0.28
20	378-114-079	11,326	0.26
21	378-114-080	871	0.02
22	378-114-081	8,276	0.19
23	378-114-082	10,454	0.24
24	378-114-084	871	0.02
25	378-030-020	206,474	4.74
26	378-030-032	17,860	0.41
TOTAL NET LAND AREA		578,041	13.27



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SURROUNDING AMENITIES



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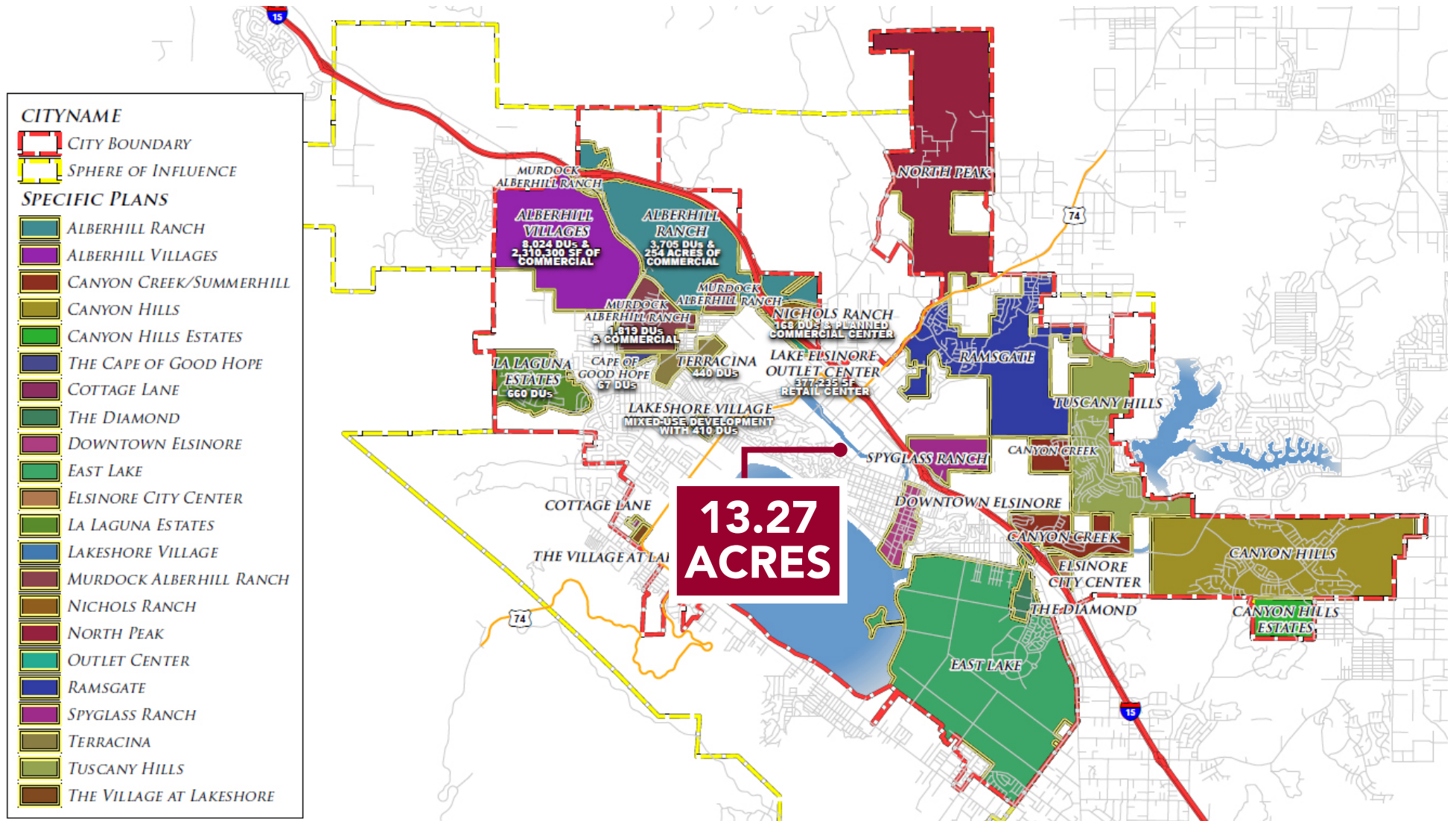
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CITY OF LAKE ELSINORE ADOPTED SPECIFIC PLANS



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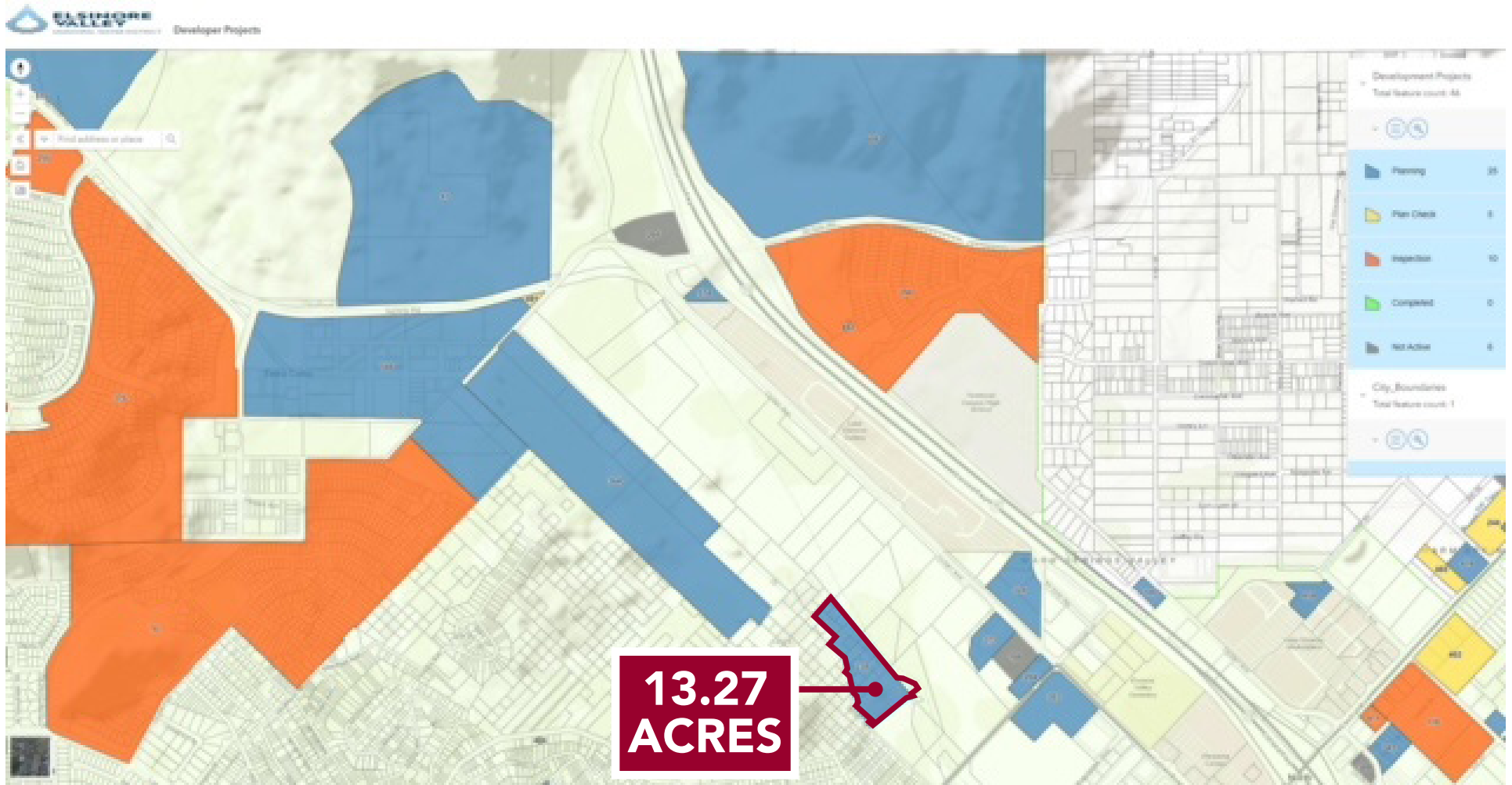
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EVMWD PROJECTS MAP



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