

# 8016 Stevenson Avenue

8016 Stevenson Ave, Sacramento, CA 95828



Presented By:  
Berkshire Hathway HS Elite Real Estate



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## Property Details

Unlock the potential of 2.65 acres across two contiguous parcels in a thriving, high-demand Sacramento corridor. Positioned near major retail anchors such as Costco, Sam's Club, Lowe's, Target, and CarMax, this site offers exceptional convenience, visibility, and long-term appeal for future residents.

- Zoning: RD-30 – Suitable for high-density multifamily development
- Parcel Numbers: 115-0202-018 & 115-0202-019
- Utilities: Public utilities available in the area (buyer to verify)
- Topography: Level, regular-shaped lots ideal for efficient site planning
- Location: Strong retail, service, and employment corridor with consistent traffic

Commuters will value the site's proximity to Highway 99, light rail, and public transit, while families and students benefit from nearby schools, parks, and a community college. Essential services—including hospitals, police, and storage facilities—are all within minutes, enhancing the desirability of the area for multifamily living.

Whether you're a developer pursuing a high-density residential project or an investor seeking a strategic land position in Sacramento's expanding market, this offering represents a rare and compelling opportunity.

**Price: \$1,325,000**

- Proximity to schools, a community college, and job centers makes this site attractive to families, students, and professionals.

- 2.65 acres across two parcels zoned RD-30, ideal for high-density multifamily projects.

- Surrounded by major retailers like Costco, Sam's Club, Lowe's, and CarMax, with essential services and transit nearby.

View the full listing here: <https://www.loopnet.com/Listing/8016-Stevenson-Ave-Sacramento-CA/39893453/>

Price:	\$1,325,000
Property Type:	Land
Property Subtype:	Residential
Proposed Use:	Multifamily
Sale Type:	Investment or Owner User
Total Lot Size:	2.65 AC
Sale Conditions:	[object Object]
No. Lots:	1
Zoning Description:	RD 30
APN / Parcel ID:	115-0202-018

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## Location



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## Property Photos



Primary



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## Property Photos



Front



side

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## Property Photos



Building Photo



Building Photo

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## Property Photos



Plat Map



Building Photo

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## Property Photos



Building Photo



Building Photo

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## Property Photos



Aerial



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