

FOR SALE

15510 Collier Road • Delhi • CA • 95315-9793

PRICE REDUCED!
MOTIVATED SELLER!



The information contained herein is deemed reliable, but is not guaranteed. To discuss this property or any other commercial need, please contact:

**HIGH
PRICE &
LEFFLER**
ASSOCIATES

PMZ COMMERCIAL
SINCE 1957 REAL ESTATE

Randy High Jr., CCIM
DRE Lic. No. 01238404
(209) 491-3413
randyhighjr@gmail.com

Danny Price
DRE Lic. No. 01895497
(209) 491-3415
dprice@pmz.com

Desiree Holland
Administrative & Marketing Assistant
(209) 672-6792
des@pmz.com

Property Summary

Address:	15510 Collier Road • Delhi	County:	Merced
Sale Price:	\$2,800,000.00	Property Type:	Commercial
Square Footage:	± 57,000 SF	Parcel Number:	046-220-025-000
Lot Size:	± 113,256 SF / ± 2.6 AC	Procuring Broker Fee:	2.5%

Property Description:

Situated in Delhi, California, 15510 Collier Road presents a prime commercial real estate opportunity in the heart of the Central Valley. Formerly a sweet potato packing plant, this strategically located property features a ±57,000 SF building on ±2.6 acres, offering excellent visibility, accessibility, and proximity to Highway 99—ideal for businesses seeking strong regional connectivity. Positioned in a growing area with strong traffic flow, the site provides ample space for parking, storage, or future development. Whether you're an owner-user looking to expand operations or an investor seeking a well-located asset with long-term value, 15510 Collier Road offers a unique and versatile opportunity.

Highlights:

- Functional building
- Easy freeway access
- Former packing facility
- Grade level doors



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Aerial View



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Location Map



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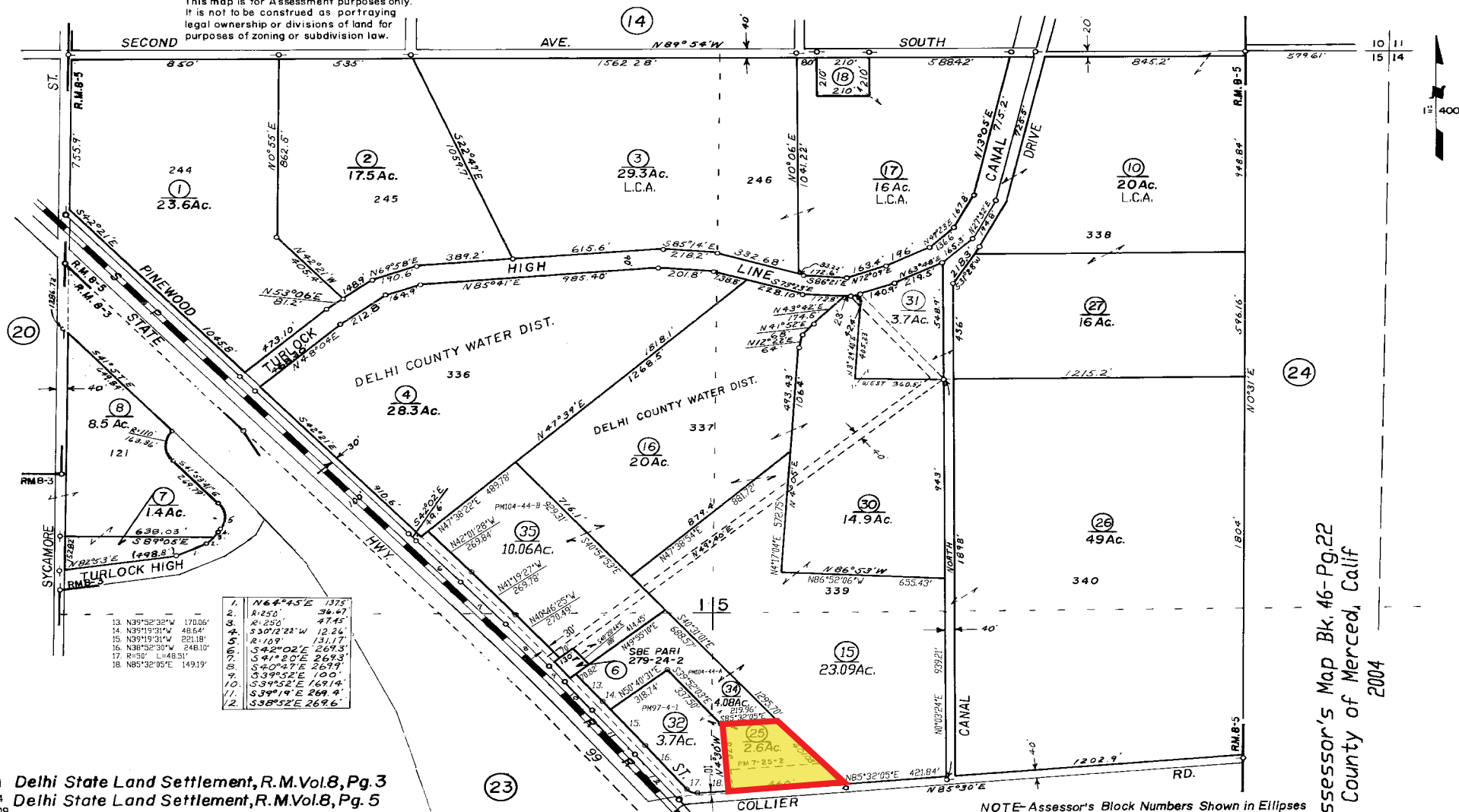
Parcel Map

POR. SEC. 15, T.6S., R.11E., M.D.B.&M.

Tax Rate Area 63-02
63-012

46-22

— NOTE —
This map is for Assessment purposes only.
It is not to be construed as portraying
legal ownership or divisions of land for
purposes of zoning or subdivision law.



REDRAWN 2/81 Delhi State Land Settlement, R.M. Vol. 8, Pg. 3
REVISED 9-3-04 Delhi State Land Settlement, R.M. Vol. 8, Pg. 5
12-27-09

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Assessor's Map Bk. 46-Pg. 22
County of Merced, Calif
2004