

# ±84.03 AC - Land For Sale

HOLMES ROAD

Rancho Lucerne  
Master Plan

Lucerne Valley  
High School



Holmes Road

Gobar Road

Old Woman Springs Rd

Subject  
Property

# Lucerne Valley, California



COLDWELL BANKER  
COMMERCIAL  
LAND TEAM

# Executive Summary

## PROPERTY OVERVIEW

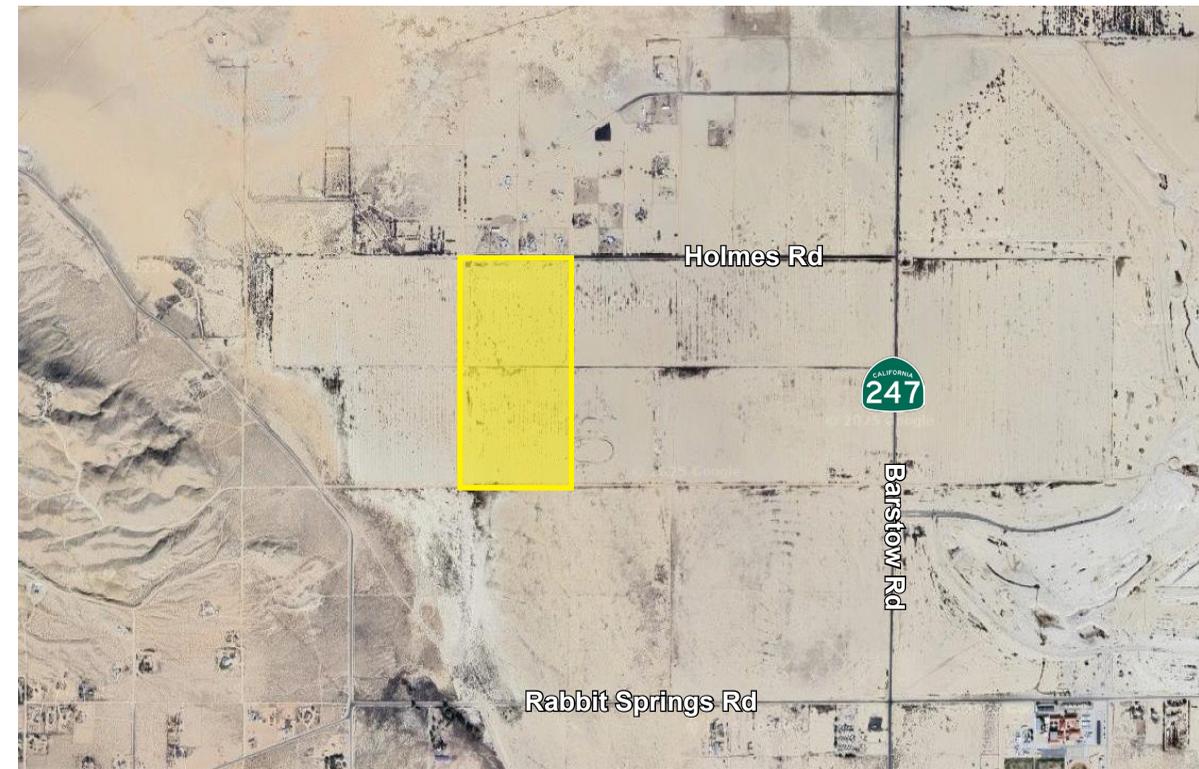
The offering consists of approximately 84.03 acres of land located in Lucerne Valley in San Bernardino County. The property itself is entirely flat with desert terrain and has roughly 1,200 feet of frontage on Holmes Road. The site is less than a mile from Highway 247 / Barstow Road which leads to Barstow to the north and about 3 miles from Highway 18 which leads into Victorville and Hesperia to the west and Big Bear to the southeast. Additionally, the property is within a close proximity to Lucerne Valley High School and the Rancho Lucerne Master Plan. Water service in Lucerne Valley is provided by Golden State Water Company and power is provided by Southern California Edison. Please reach out with any questions or interest in this opportunity.

## PROPERTY FACTS

- LOCATION: Lucerne Valley, San Bernardino County, CA
- TOTAL SITE AREA: ±84.03 Acres
- APN: 0450-011-13-0000
- ZONING: LV/AG (Lucerne Valley/Agriculture)
- GENERAL PLAN: RLM (Resource/Land Management)
- PURCHASE PRICE: \$530,000
- PRICE / AC: \$6,307

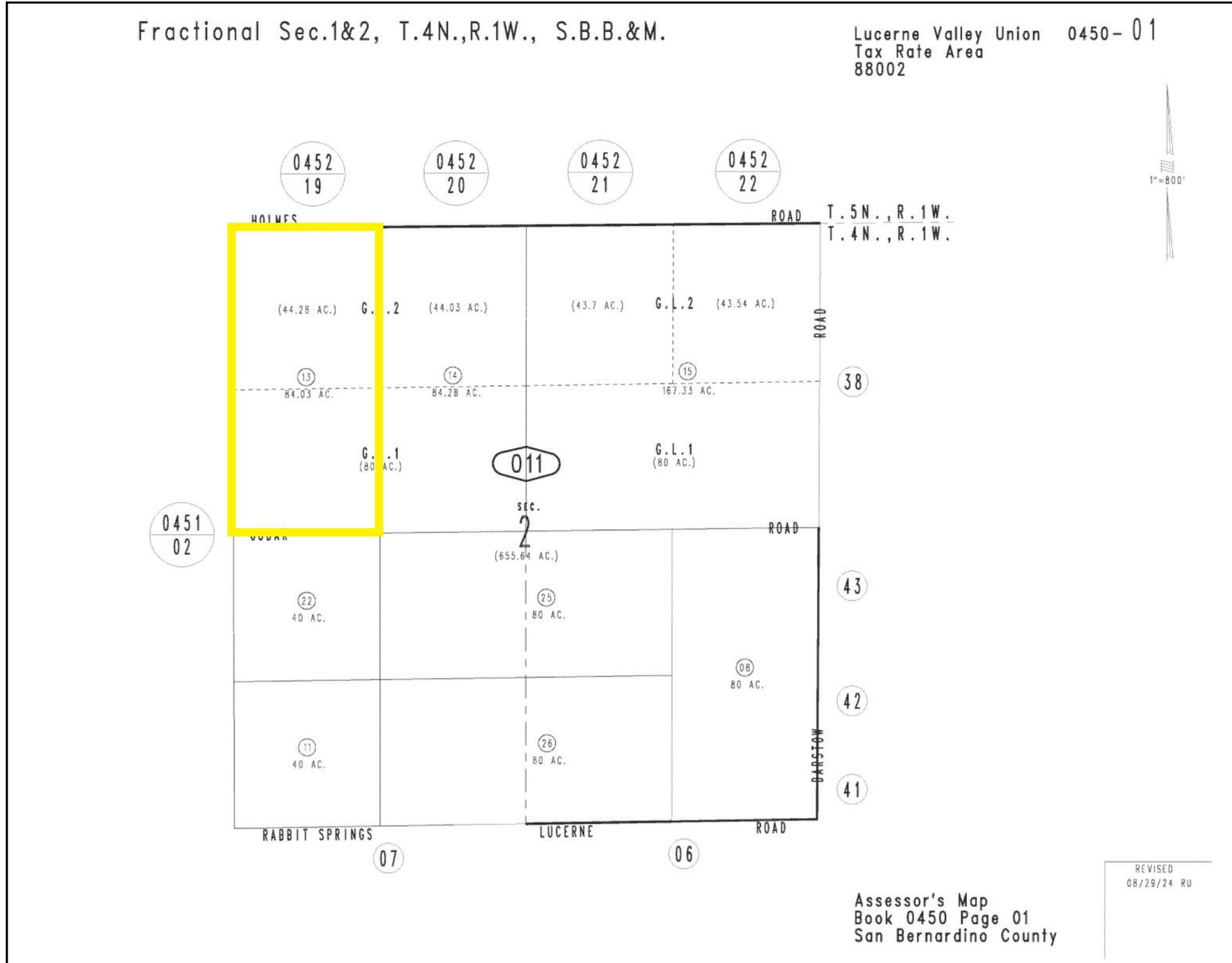
## ZONING

The property is under the zoning jurisdiction of San Bernardino County and is classified as LV/AG (Lucerne Valley/Agriculture) and has a land use designation of RLM (Resource/Land Management) in the General Plan. Buyer to confirm.

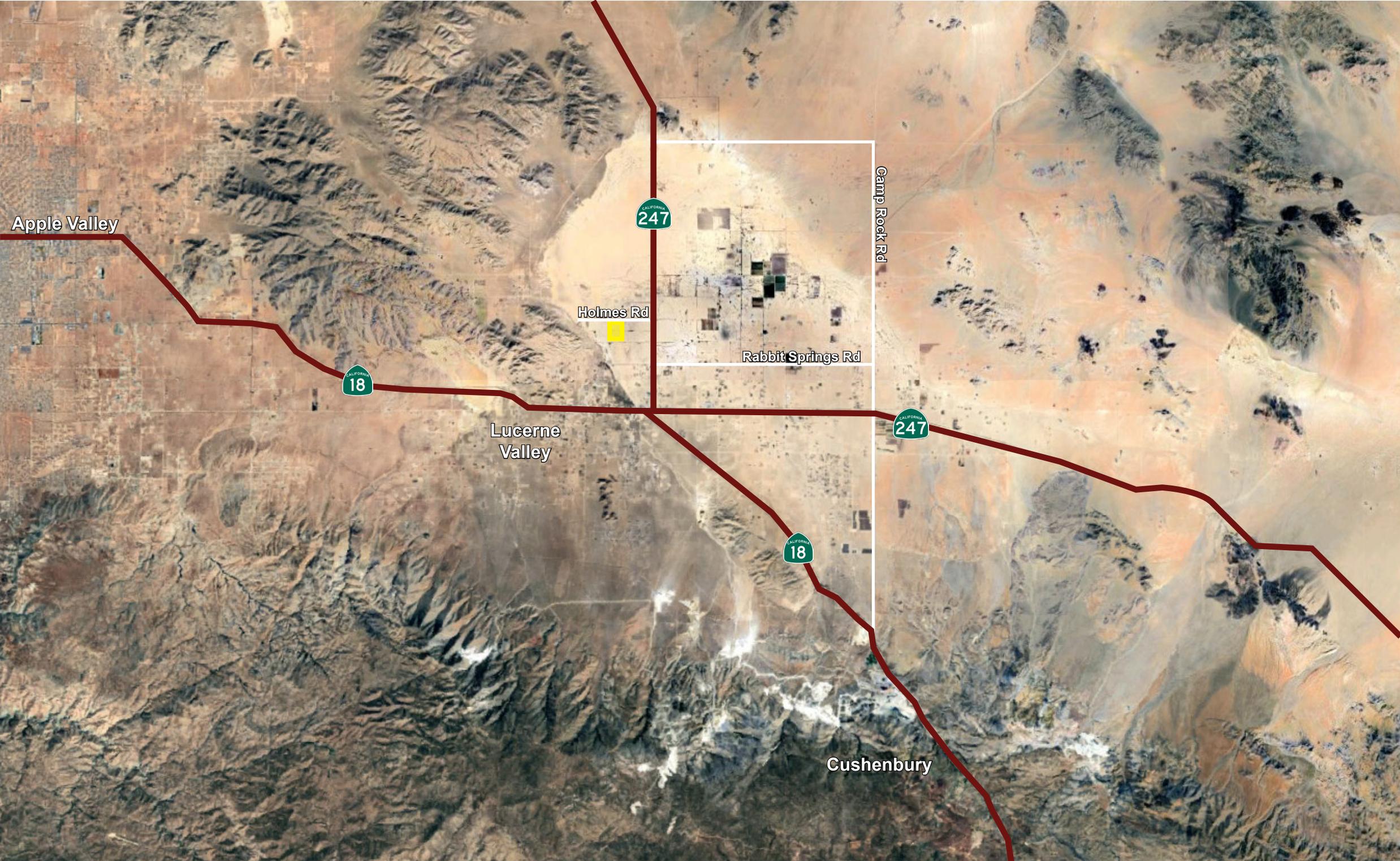


# Assessor's Map

## PROPERTY OVERVIEW



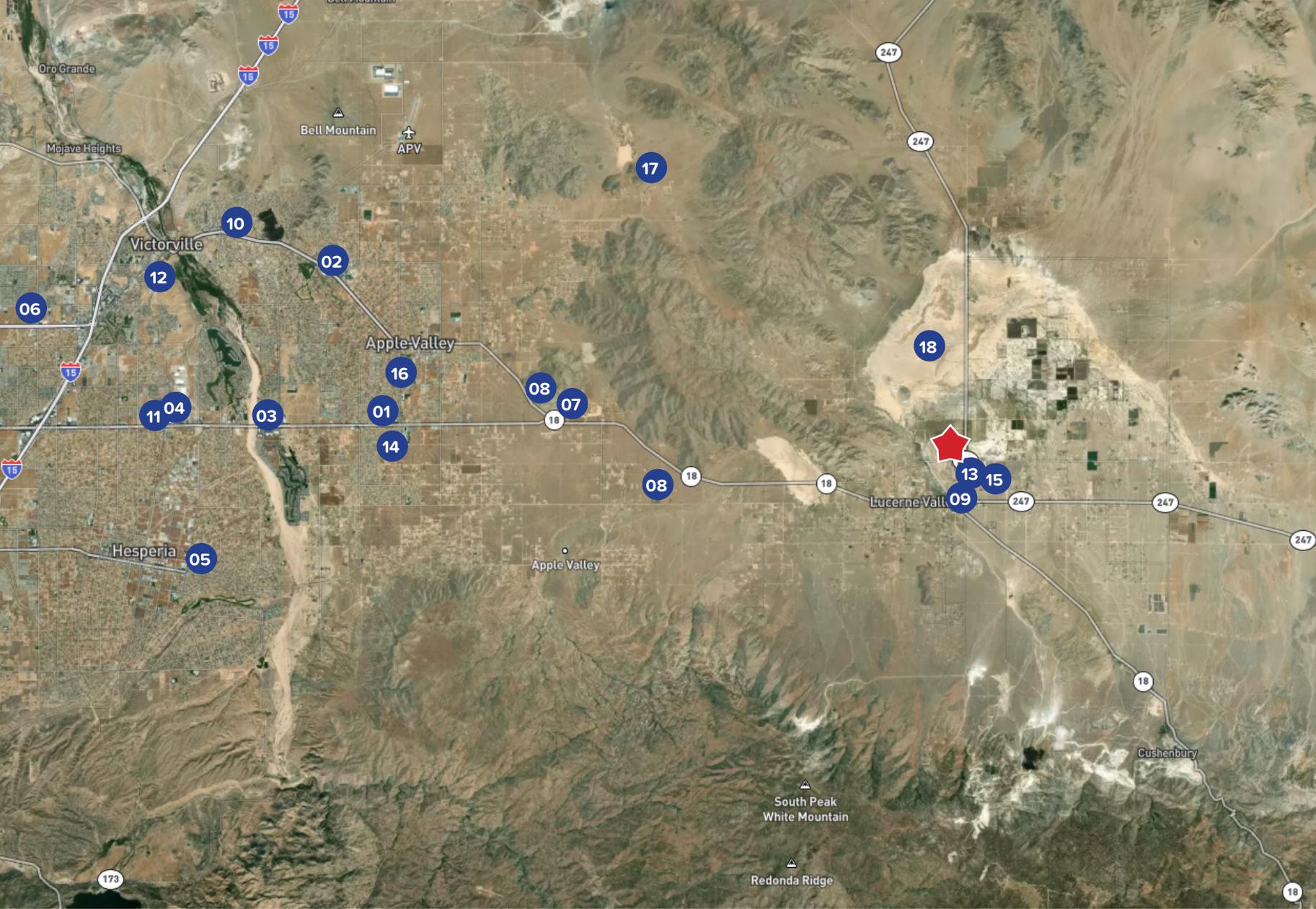
# Aerial Map



# Aerial Map



# Surrounding Retail & Public Works



## SHOPPING CENTERS

- 01 Apple Valley Square
- 02 Apple Valley Commons
- 03 Jess Ranch Marketplace
- 04 Victor Valley Town Center
- 05 Hesperia Town Center
- 06 Victorville Galleria

## ENTERTAINMENT

- 07 Deadman's Point
- 08 Horseman's Center Park

## MEDICAL FACILITIES

- 09 Lucern Valley Clinic
- 10 Providence St. Mary Medical Center
- 11 Desert Valley Hospital
- 12 Victor Valley Global Medical

## EDUCATION

- 13 Lucerne Valley Elementary School
- 14 Apple Valley High School
- 15 Lucerne Valley High School
- 16 High Desert Premier Academy

## GOVERNMENT FACILITIES

- 17 Holiday Ranch Airport
- 18 ROC Launch Site

# Lucerne Valley, CA

Lucerne Valley is a rural desert community located in San Bernardino County, California, nestled between the San Bernardino, Granite, and Ord Mountains. It sits at around 2,900 feet elevation and offers wide open spaces, mountain views, and a quiet, small-town lifestyle.

## Key Highlights:

**Scenic Desert Environment:** Known for its natural beauty, off-roading areas (like Johnson Valley OHV), hiking, and stargazing.

**Climate:** Hot, dry summers and cool winters with very little rainfall.

**Rural Lifestyle:** Home to about 5,300 residents, with a mix of ranches, single-family homes, and wide parcels of land.

**History:** Once inhabited by the Serrano people, with notable landmarks like Chimney Rock and nearby petroglyph sites.

**Location:** About 20 miles east of Apple Valley and just north of Big Bear Lake, making it a gateway between desert and mountain regions.

**Community-Oriented:** Features a local museum, library, and community center with events and services.

Lucerne Valley is ideal for those seeking peace, space, and a connection to California's high desert landscape.

## 2024 Summary

Population	5,946
Households	2,153
Median Age	40.8
Median Household Income	\$50,330



**FOR MORE INFORMATION CONTACT:**

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