



Reserve at Wildhawk

North Vineyard Station

SITE

Florin Road

Excelsior Road

# ±31 Acres of Land For Sale in the Path of Growth

7300 Excelsior Road, Sacramento, CA

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# Executive Summary

## Location

The Property is located on Excelsior Road, South of Florin Road in south Sacramento County.

## Price

\$2,480,000 (\$80,000/ac)

## Acreage

±31

## Zoning

AG-20. There is potential to rezone to smaller single family residential lots.

## Property Highlights

- » Surrounded by planned developments and developments currently under construction
- » Not included in a specific plan allowing for more development control
- » Perfect site to build a custom home or plant permanent crops with potential development upside in the future



# Surrounding Developments Planned and Under Construction



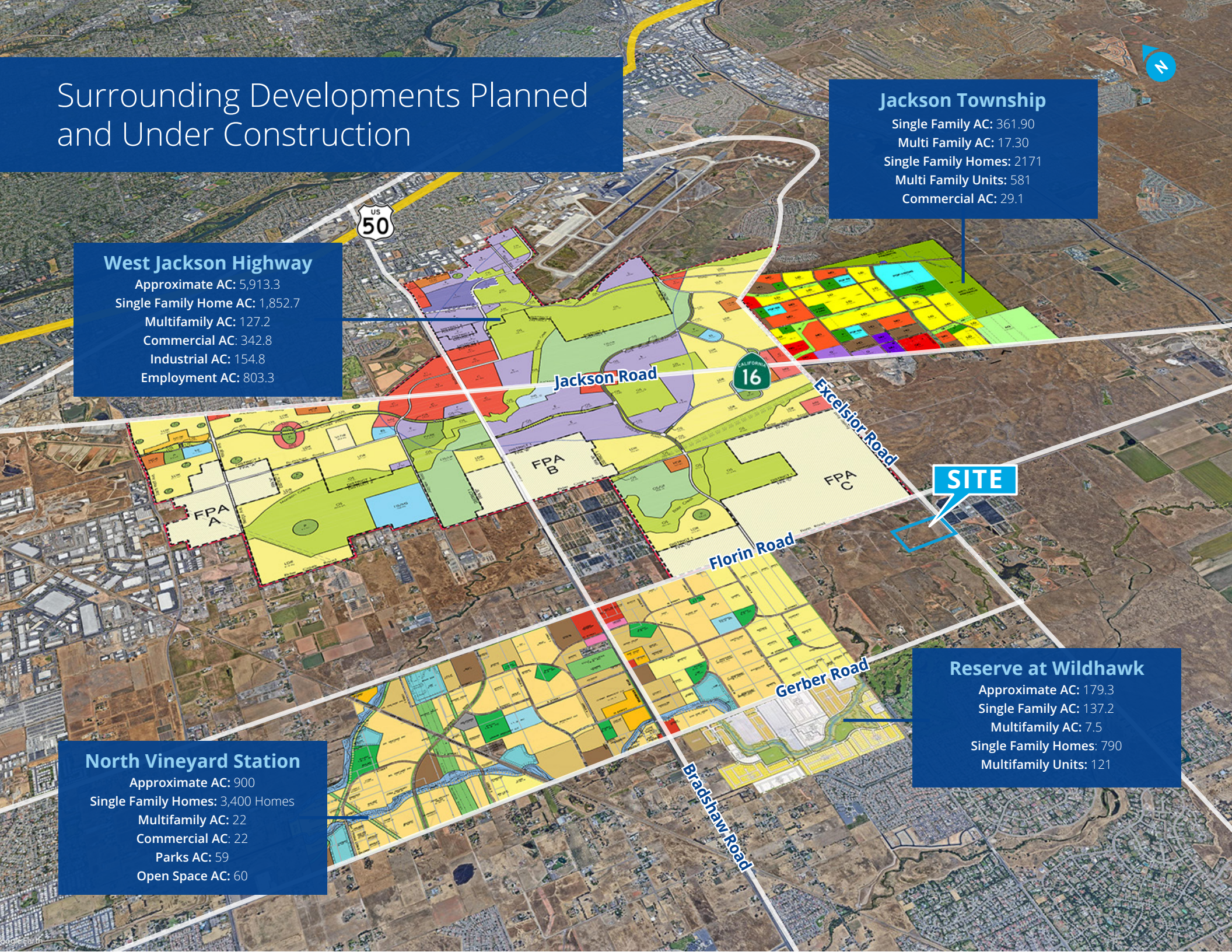
**Jackson Township**  
Single Family AC: 361.90  
Multi Family AC: 17.30  
Single Family Homes: 2171  
Multi Family Units: 581  
Commercial AC: 29.1

**West Jackson Highway**  
Approximate AC: 5,913.3  
Single Family Home AC: 1,852.7  
Multifamily AC: 127.2  
Commercial AC: 342.8  
Industrial AC: 154.8  
Employment AC: 803.3

**SITE**

**Reserve at Wildhawk**  
Approximate AC: 179.3  
Single Family AC: 137.2  
Multifamily AC: 7.5  
Single Family Homes: 790  
Multifamily Units: 121

**North Vineyard Station**  
Approximate AC: 900  
Single Family Homes: 3,400 Homes  
Multifamily AC: 22  
Commercial AC: 22  
Parks AC: 59  
Open Space AC: 60



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