

# 16 ACRES HIGHWAY 62 FRONTAGE

## SPHERE OF INFLUENCE OF DESERT HOT SPRINGS, CA



**SWC HIGHWAY 62 & FAIRVIEW ROAD, SPHERE OF INFLUENCE OF DESERT HOT SPRINGS, CA**

### FEATURES

- Located on Highway 62 just two miles north of Interstate 10
- Approximately 1,870 feet of freeway frontage
- Main route to Joshua Tree, with 48,000 average daily traffic
- Beautiful views of rolling hills at the entrance to the Coachella Valley
- Desert Hot Springs is growing at a tremendous pace and is the fastest-growing city in the Coachella Valley
- Adjacent to Desert Hot Springs city limits and in the city's Sphere of Influence
- One mile south of Highland Falls, a 970-acre, 3,700-unit Planned Community, and Skyborne, a 555-acre, 2,010-unit DR Horton Community

**PRICE: \$175,000**

### COACHELLA VALLEY



**VICINITY MAP**

**Desert Pacific**  
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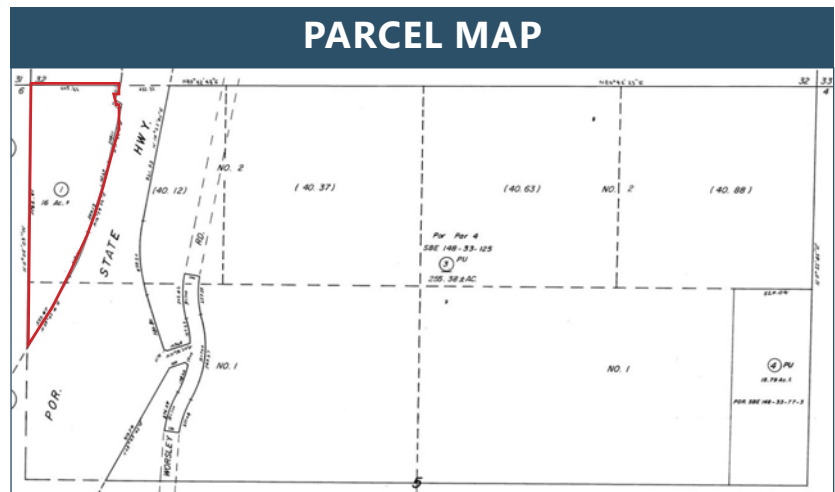
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## AERIAL & SITE AMENITIES



## SITE AMENITIES

- **Location:** SWC Highway 62 / Fairview Road, Sphere of influence of Desert Hot Springs, CA
- **APN:** 668-090-001
- **Parcel Size (According to County Assessor's Information):** 16.93 AC
- **Zoning:** [Click here to view](#) W-2 (Controlled Development)
- **General Plan:** [Click here to view](#) RR (Rural Residential)
- **Utilities:**  
Domestic Water: 8" line in Old Morongo Rd  
Sewer: No sewer in the area
- **Terms:** Cash
- **Comments:** Priced to sell! Great opportunity to purchase property in the path of growth. Gorgeous views of San Jacinto Mountains.



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