



# LAND FOR SALE

PRICE REDUCED  
**\$1,099,000**  
\$1,199,000

- Prime Murrieta Location Near Freeway
- 2 Contiguous Lots Totalling 0.9 Acres
- Zoned Community Commercial
- Current Use - Leased for RV Sales



Disclaimer - The information contained herein has been obtained from sources deemed reliable however, no warranty or guarantee is being made as to the accuracy of the information. All information should be independently confirmed by a buyer or broker during due diligence.



# Investment Summary

Sale Price **\$1,099,000**  
 Land Size **0.9 AC (39,204 SF)**  
 APNs **949-220-009, 949-220-010**

Current Use **Vacant Lot**  
 Price/Sq.Ft. **\$28.03**

## Area Demographics

	3 mile	5 mile	10 mile		3 mile	5 mile	10 mile
<b>Population</b>				<b>Households</b>			
2010 Population	6,985	76,421	141,175	2010 Households	2,405	24,824	45,267
2023 Population	8,188	84,415	158,147	2023 Households	2,823	27,394	50,732
2028 Population Projection	8,287	84,666	158,959	2028 Household Projection	2,858	27,468	50,990
				Annual Growth 2010-2023	0.6%	0.4%	0.5%
<b>Income</b>							
Avg Household Income	\$104,627	\$119,738	\$121,027				
Median Household Income	\$88,853	\$99,267	\$100,099				



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**GRE COMMERCIAL  
 REAL ESTATE, INC.**

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