



FOR SALE

Town Center Business Park

Industrial Land - Calexico, CA
12 Lots from 1.25 to 6.01 Acres

Site Details

- Industrial zoning
- Located in a Designated Opportunity Zone
- Located in a Foreign-Trade Zone
- Located in the Cannabis Cultivation Zone for Imperial County
- Adjacent to Mexicali, with a metropolitan population of 1,049,792
- Calexico - Mexicali border crossing is the 3rd Busiest land port of entry in California
- Strategic Location: Easy access to San Diego, Mexicali, Phoenix, Los Angeles, and the Inland Empire



TOWN CENTER BUSINESS PARK

CALEXICO, CALIFORNIA

Lot #	Acreage	Square Feet	Price/SF
1	6.01	261,796	\$ 3.50
6	1.50	65,340	\$ 3.95
7	2.50	108,900	\$ 3.95
21	1.62	70,567	\$ 4.50
25	3.36	146,362	\$ 4.50
26	3.39	147,668	\$ 4.50
27	3.10	135,036	\$ 4.50
28	3.00	130,680	\$ 4.50
36	1.90	82,764	\$ 3.95
37	1.30	56,628	\$ 3.95
38	1.25	54,450	\$ 3.95
49	1.73	75,359	n/a



Aerial Photos



TOWN CENTER BUSINESS PARK

CALEXICO, CALIFORNIA



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