



R4 - HIGH DENSITY Multi-Family Zoning

Begonia Rd, Victorville, CA 92392



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R4 - HIGH DENSITY Multi-Family Zoning

\$899,000

Zoning: R-4 (High-Density Residential) | 5-Acre "Trophy" Asset

Unlock the potential of urban-style living in one of the High Desert's fastest-growing corridors. This development-ready site is perfectly positioned for a high-yield residential project designed to meet the soaring demand for modern housing.

Investment Highlights:

Maximum Density: R-4 zoning allows up to 30 units per gross acre, providing a potential yield of 150 units on...

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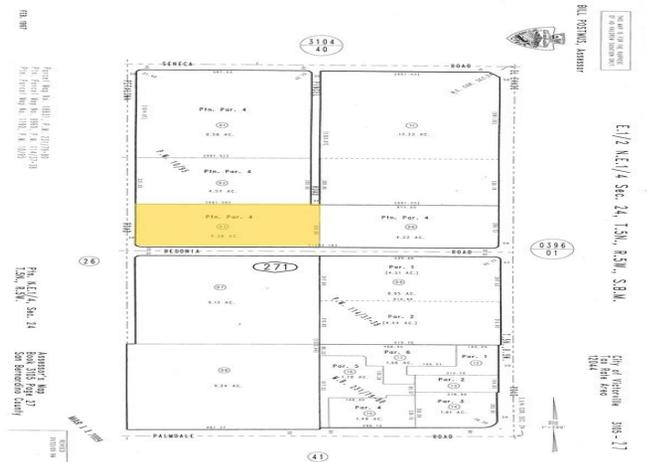
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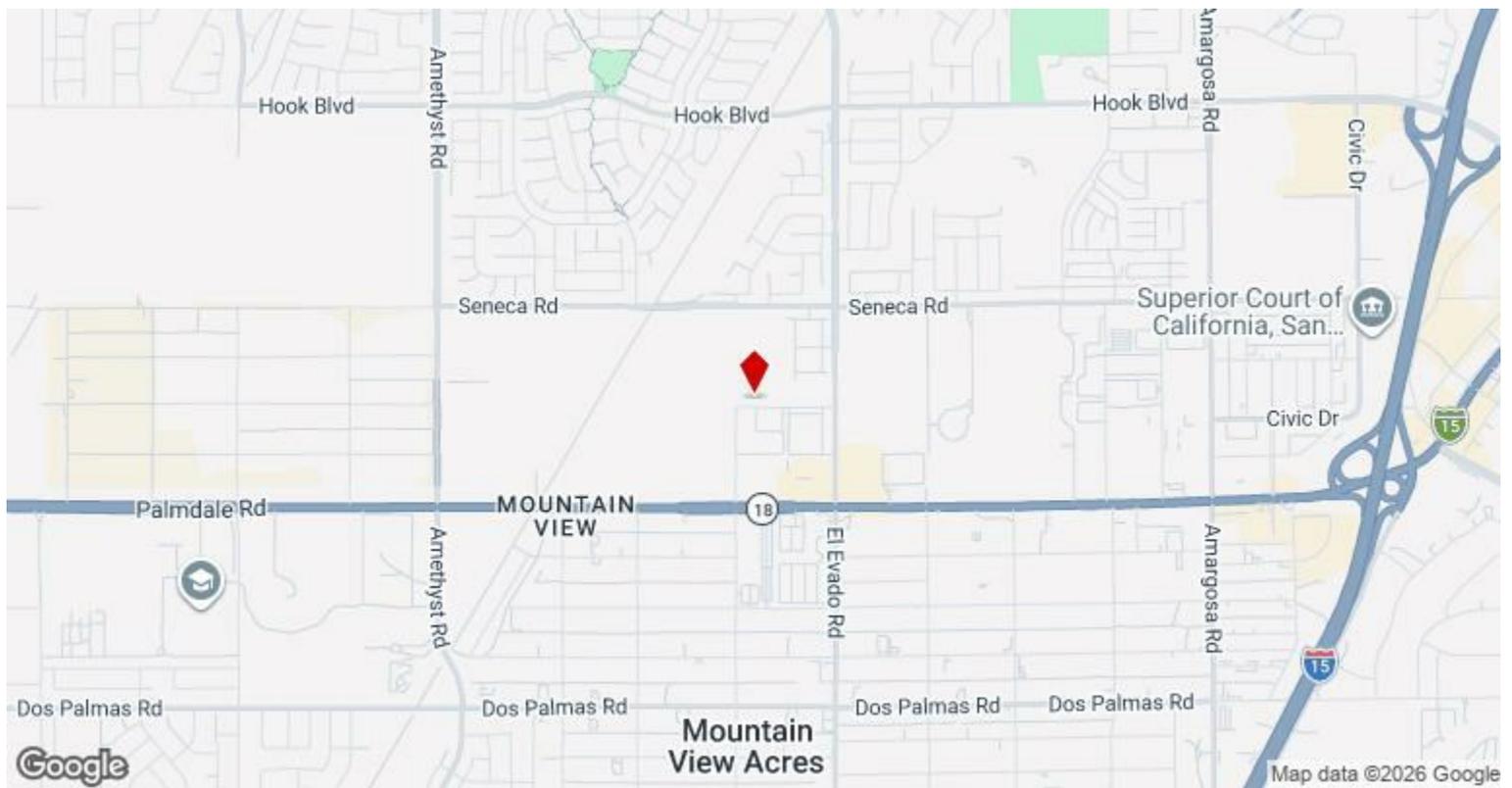
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Price:	\$899,000
Property Type:	Land
Property Subtype:	Residential
Proposed Use:	Apartment Units
Sale Type:	Investment
Total Lot Size:	4.99 AC
No. Lots:	1
Zoning Description:	R4, Victorville
APN / Parcel ID:	3105-271-03





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Maximum Density: R-4 zoning allows up to 30 units per gross acre, providing a potential yield of 150 units on a 5-acre footprint.

Versatile Development: Ideal for large-scale apartment complexes, luxury condominiums, or income-restricted projects.

Incentivized Growth: Benefit from reduced parking requirements (1 space per studio/1BR) for senior or affordable housing developments.

Prime Visibility: Situated on a primary arterial with 28,000+ cars per day, offering immediate access to the I-15 and US-395 corridors.

The "Live-Work-Play" Location:

Your future tenants will be steps away from major retail anchors, including Walmart, Starbucks, and Cardenas Market. With over 1,300 units recently approved nearby, this site sits at the heart of a massive residential influx.

Secure a high-traffic, high-yield asset in a rapidly expanding market.

Property Photos



on site photo



Lots photo

Property Photos

