

INDUSTRIAL DEVELOPMENT OPPORTUNITY

ENTITLED INDUSTRIAL PROJECT FOR SALE

±1.83 ACRES | ±79,715 SF LAND AREA



17058 DARWIN AVE.
HESPERIA, CA 92345

PRIME HIGH DESERT INDUSTRIAL INVESTMENT

Rare opportunity to acquire a fully entitled industrial development site strategically located in one of the High Desert's rapidly growing industrial corridors.

This project offers an exceptional opportunity for investors, owner-users, automotive operators, contractors, warehouse users, and industrial developers seeking a modern multi-tenant industrial project with strong long-term upside potential.



CONTACT

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NEWPORT BEACH

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LOCATION ADVANTAGES

Strategically positioned near major transportation corridors including Interstate 15 and Highway 395, the property provides efficient access throughout Southern California and the High Desert region.

The surrounding area continues to experience strong industrial and commercial expansion, making this an attractive long-term industrial investment opportunity.

DEVELOPMENT OPPORTUNITY

The approved site concept includes a modern multi-tenant industrial project designed to accommodate a variety of industrial and commercial users.

This shovel-ready opportunity significantly reduces entitlement risk and development timelines compared to typical raw land acquisitions in California.

Strategically positioned for industrial growth and long-term investment potential.

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