

PRIME INDUSTRIAL LAND 1.02 ACRES PAWNEE ROAD

Pawnee Road, Apple Valley, CA 92307



ECONOMIC DATA

SALE PRICE: \$150,000

PROPERTY INFORMATION

COUNTY: San Bernardino
MARKET: Inland Empire North
SUBMARKET: High Desert

PROPERTY OVERVIEW

Take advantage of this exceptional opportunity to acquire premier industrial land in the rapidly developing Apple Valley industrial hub. This 1.02-acre buildable lot comes with utilities to the site, making it ready for development. Opportunities like this are hard to find. Perfect for industrial development, warehousing, or investment, this lot provides both strategic location and development readiness in a rapidly expanding industrial hub.

PROPERTY HIGHLIGHTS

- Lot Size: 1.02 acres - ample space for industrial or commercial development
- All utilities to site - build-ready
- Located in the fastest-growing industrial area of Apple Valley
- Aggressively priced at \$150,000 - rare value in today's market
- Convenient access to major roads and infrastructure

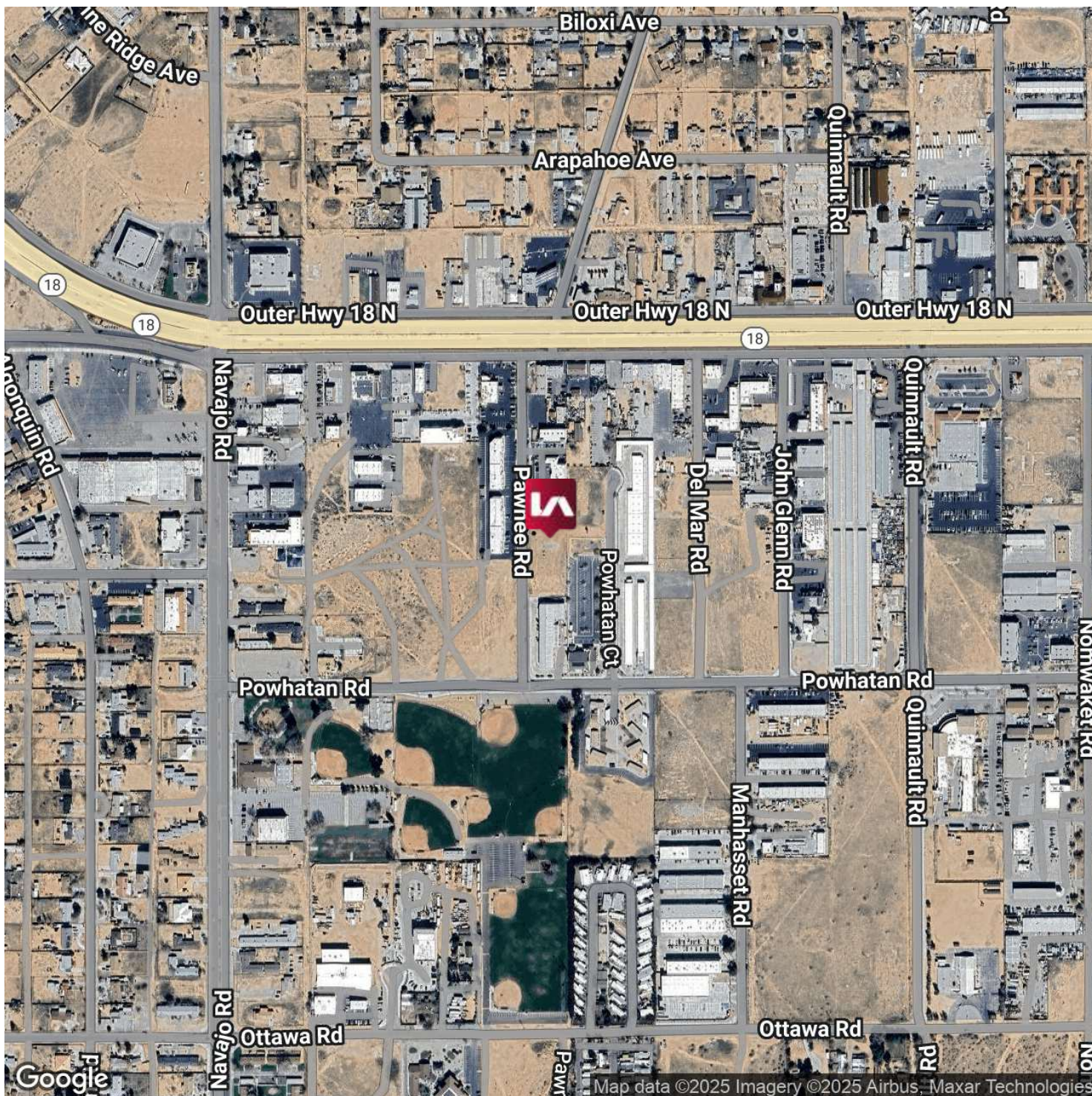
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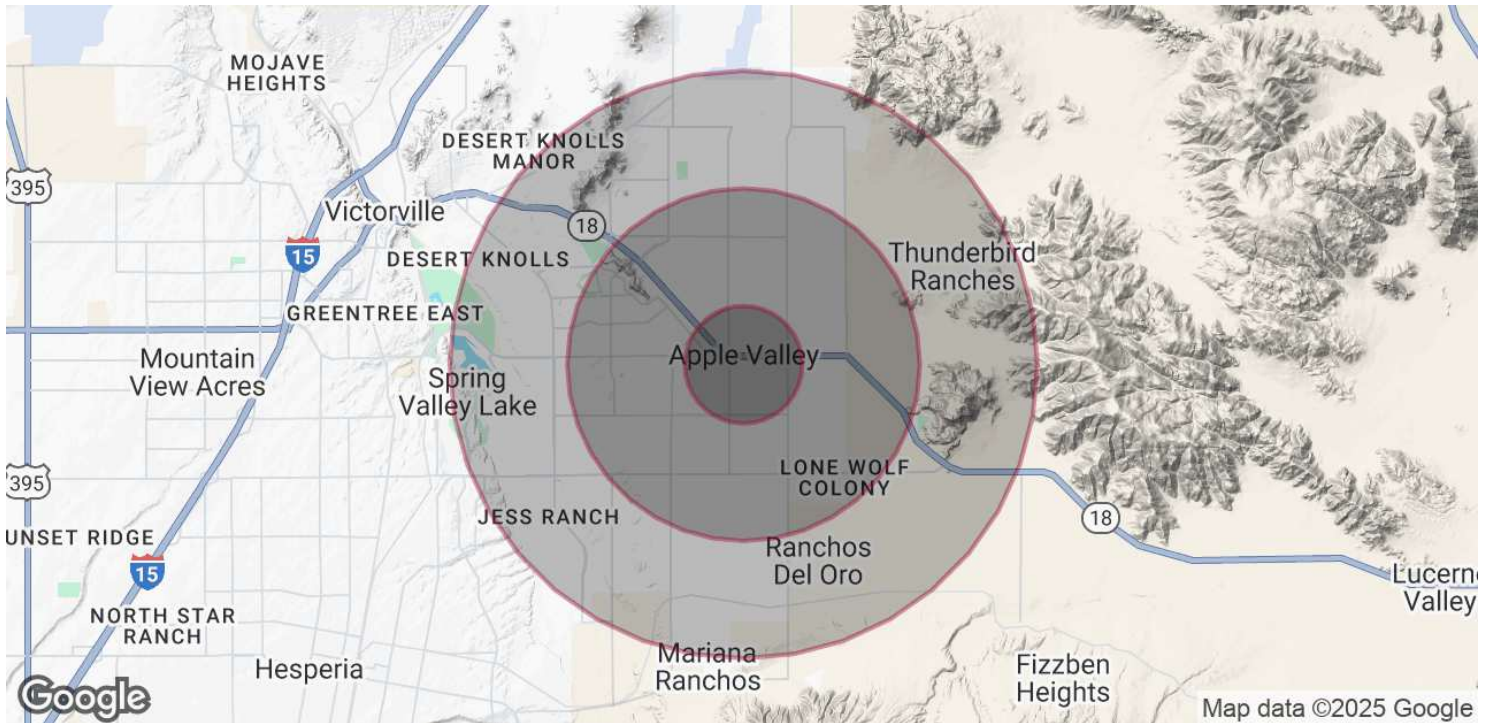
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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	4,786	35,780	71,577
Average Age	38	38	39
Average Age (Male)	37	37	38
Average Age (Female)	39	39	40

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	1,519	11,539	23,537
# of Persons per HH	3.2	3.1	3
Average HH Income	\$83,088	\$85,111	\$96,630
Average House Value	\$363,962	\$398,367	\$471,782

Demographics data derived from AlphaMap

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