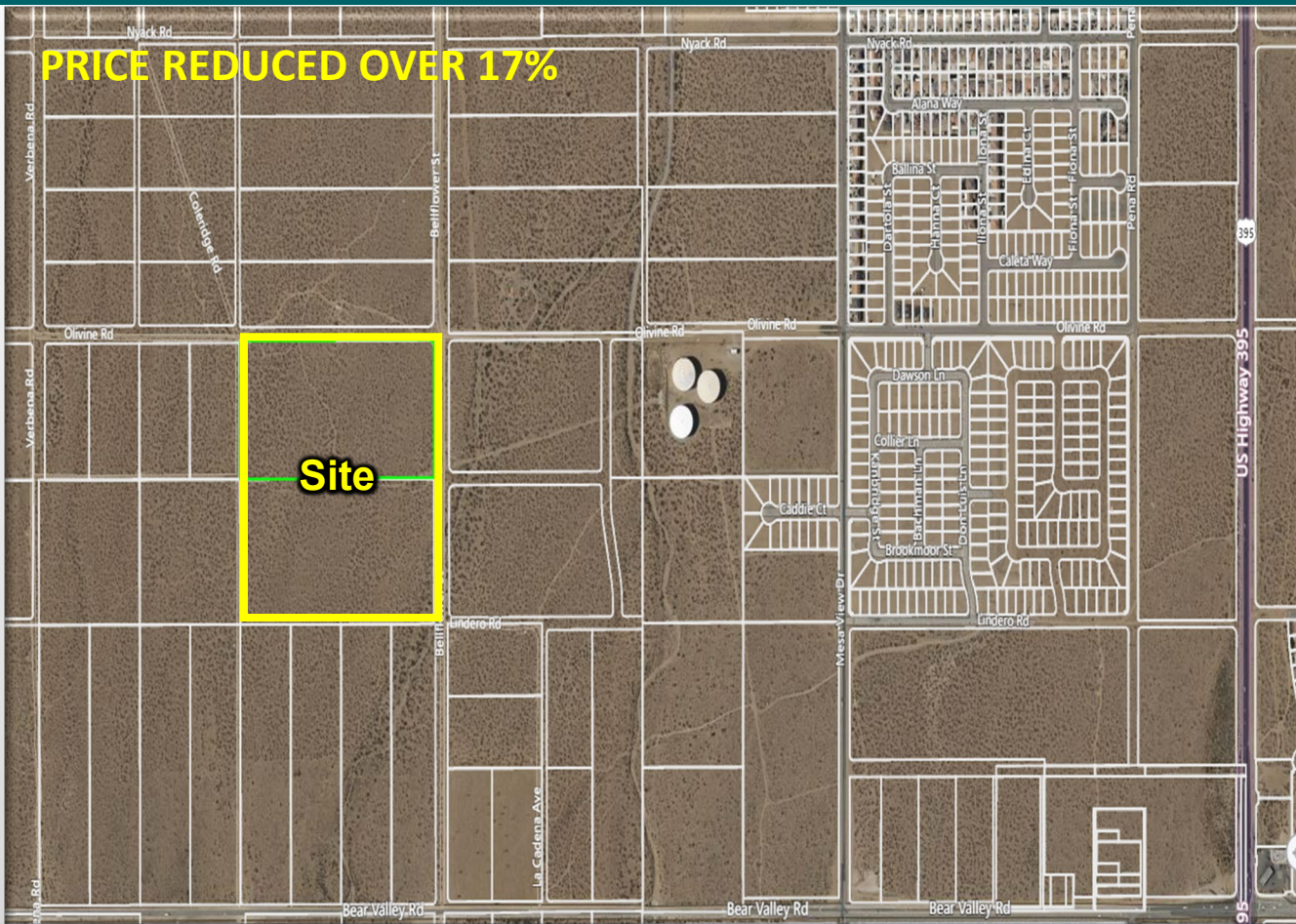


Prime Ready To Develop Land Available For Sale
±37.81 Acres Bellflower St., Victorville, CA 92392



PRICE REDUCED OVER 17%

Site

Asking Price: \$1,250,000

Property Features

- APN: 3133-291-03 (±18.44 acres)
- Zoning: R-1
- APN: 3133-291-04 (±19.37 acres)
- Zoning: C-A
- Located on Bellflower St, with easy access to Bear Valley Road and Hwy 395
- Close proximity to Interstate 15
- Located just west of the Eagle Ranch community
- Close to schools, shopping centers, and restaurants
- Located in the path of residential growth
- Commuter friendly
- Excellent investment opportunity

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DRE LIC #00773589

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Connect with us on



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Prime Ready To Develop Land Available For Sale

±37.81 Acres Bellflower St., Victorville, CA 92392

DEMOGRAPHIC SUMMARY

12200-12364 Bellflower St
Ring of 1 mile

KEY FACTS

2,861

Population



728

Households

32.0

Median Age

\$88,459

Median Disposable Income

EDUCATION

35%

No High School Diploma



32%

High School Graduate



20%

Some College



13%

Bachelor's/Grad/Prof Degree

INCOME



\$109,033

Median Household Income



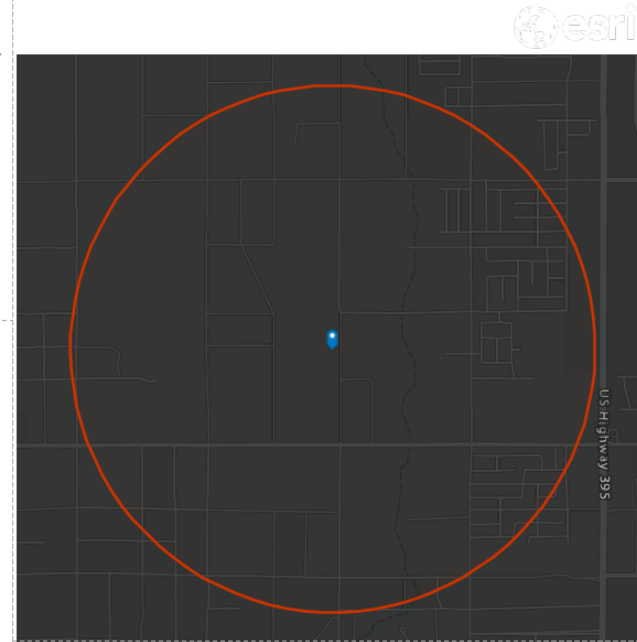
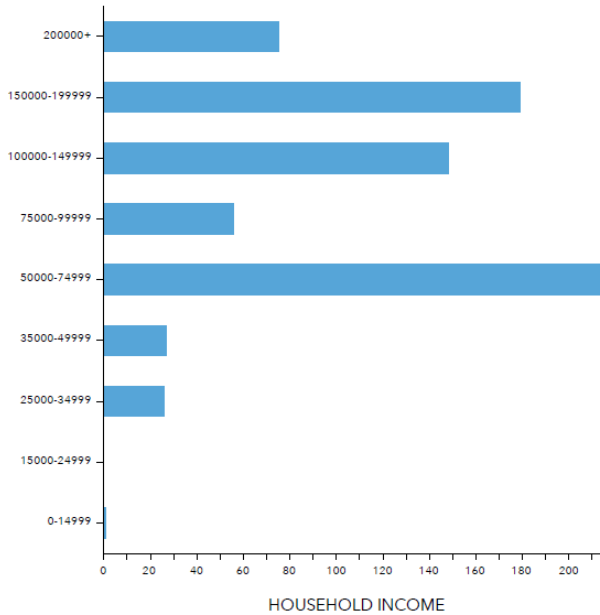
\$33,281

Per Capita Income



\$420,340

Median Net Worth



EMPLOYMENT



47%

White Collar



40%

Blue Collar



13%

Services

10.9%

Unemployment Rate

This infographic contains data provided by Esri. The vintage of the data is 2023, 2028.

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Prime Ready To Develop Land Available For Sale

±37.81 Acres Bellflower St., Victorville, CA 92392

DEMOGRAPHIC SUMMARY

12200-12364 Bellflower St
Ring of 3 miles

KEY FACTS

51,772

Population



13,623

Households

32.4

Median Age

\$65,787

Median Disposable Income

EDUCATION

22%

No High School Diploma



31%

High School Graduate



33%

Some College



14%

Bachelor's/Grad/Prof Degree

INCOME



\$82,050

Median Household Income



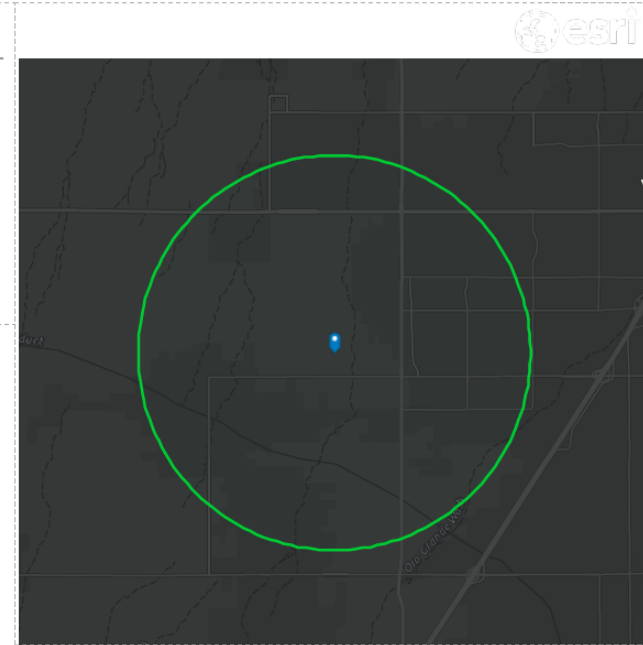
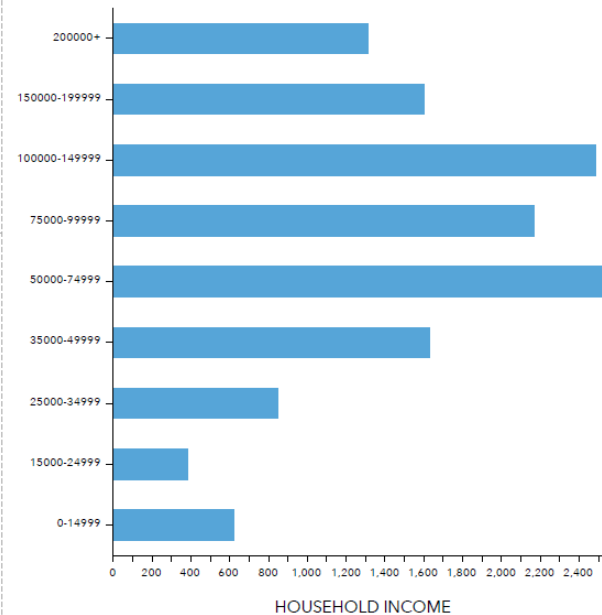
\$28,323

Per Capita Income



\$254,448

Median Net Worth



EMPLOYMENT



59%

White Collar



30%

Blue Collar



11%

Services

7.9%

Unemployment Rate

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Prime Ready To Develop Land Available For Sale

±37.81 Acres Bellflower St., Victorville, CA 92392

DEMOGRAPHIC SUMMARY

12200-12364 Bellflower St
Ring of 5 miles

KEY FACTS

120,001

Population



32,276

Households

32.2

Median Age

\$62,364

Median Disposable Income

EDUCATION

20%

No High School Diploma



34%

High School Graduate



32%

Some College



14%

Bachelor's/Grad/Prof Degree

INCOME



\$78,638

Median Household Income



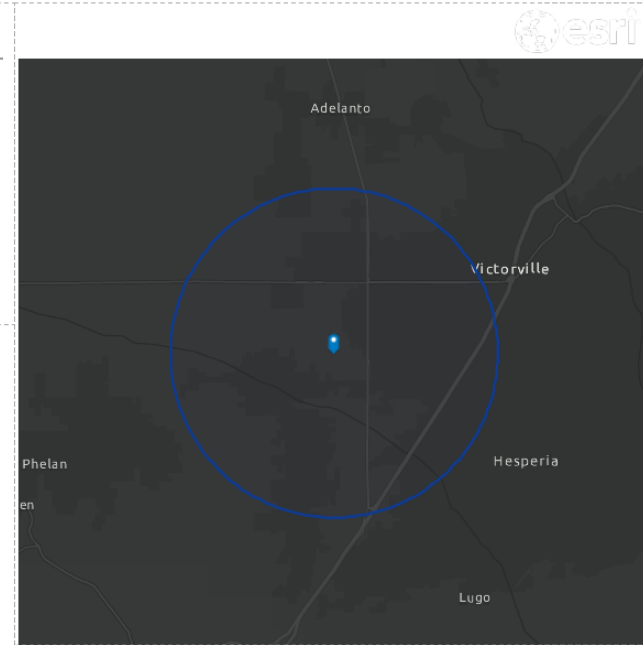
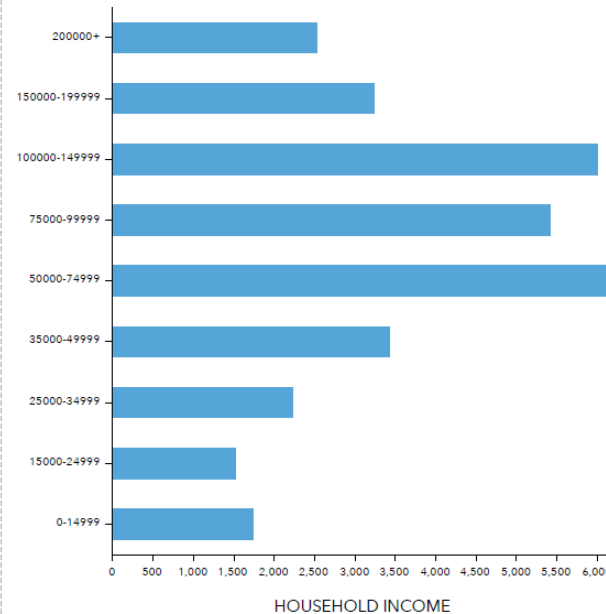
\$27,009

Per Capita Income



\$205,696

Median Net Worth



EMPLOYMENT



54%

White Collar



32%

Blue Collar



14%

Services

8.0%

Unemployment Rate

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