

FOR SALE | \$70,000
1.04 ACRES | WOODRIDGE AVE | WHITEWATER, CA 92282

WM WILSON MEADE
COMMERCIAL REAL ESTATE



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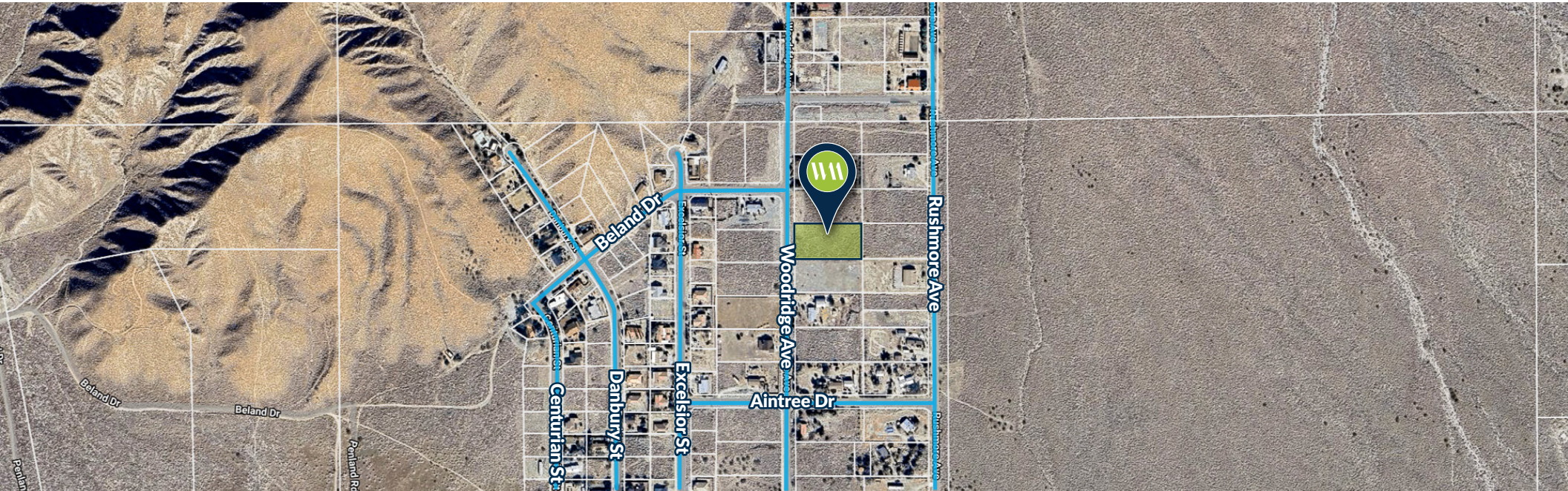
PROPERTY OVERVIEW

1.04 Acres Vacant Land For Sale
Woodridge Ave, Whitewater, CA 92282

PROPERTY HIGHLIGHTS

- 1.04 Acres / 45,302 sq. ft.
- APN: 523-104-001
- Utilities located within close proximity of subject property
- No MHSCP
- Zoned: R-R
- Cross Street: Beland Dr.
- Close proximity to the I-10 Freeway
- Water in close proximity
- Power available
- In path of newer development
- 20-minute drive to Palm Springs

2024 DEMOGRAPHICS	1-Mile	3-Mile	5-Mile
Population	445	1,385	3,144
Households	157	482	1,052
Median Household Income	\$44,062	\$61,328	\$68,532
Median Home Value	\$258,064	\$268,235	\$259,493
2025 Average Daily Traffic (ADT)	I-10: 114,231 ADT		



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PHOTOS

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Outlines are approximate

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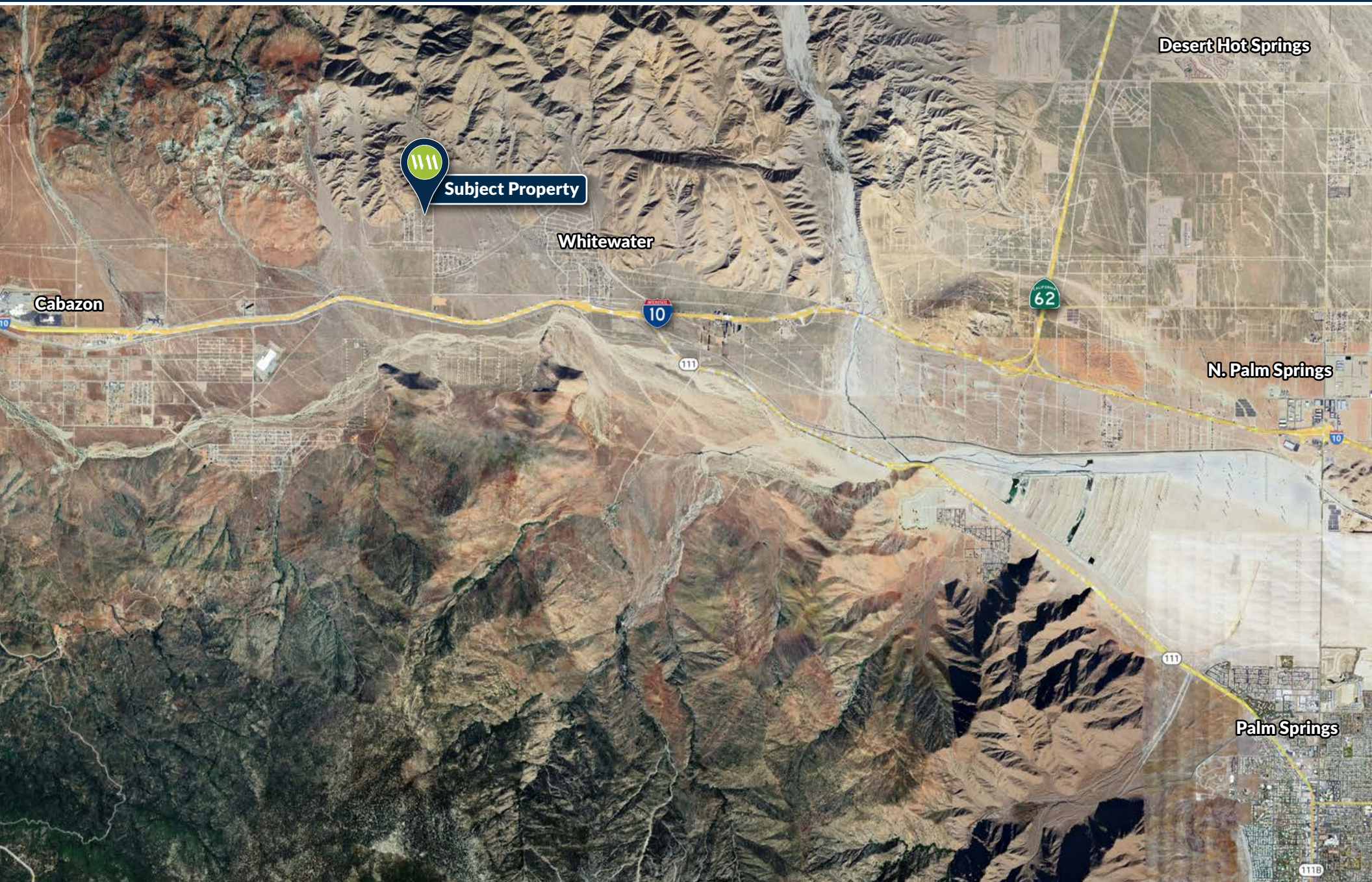
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AERIAL MAP

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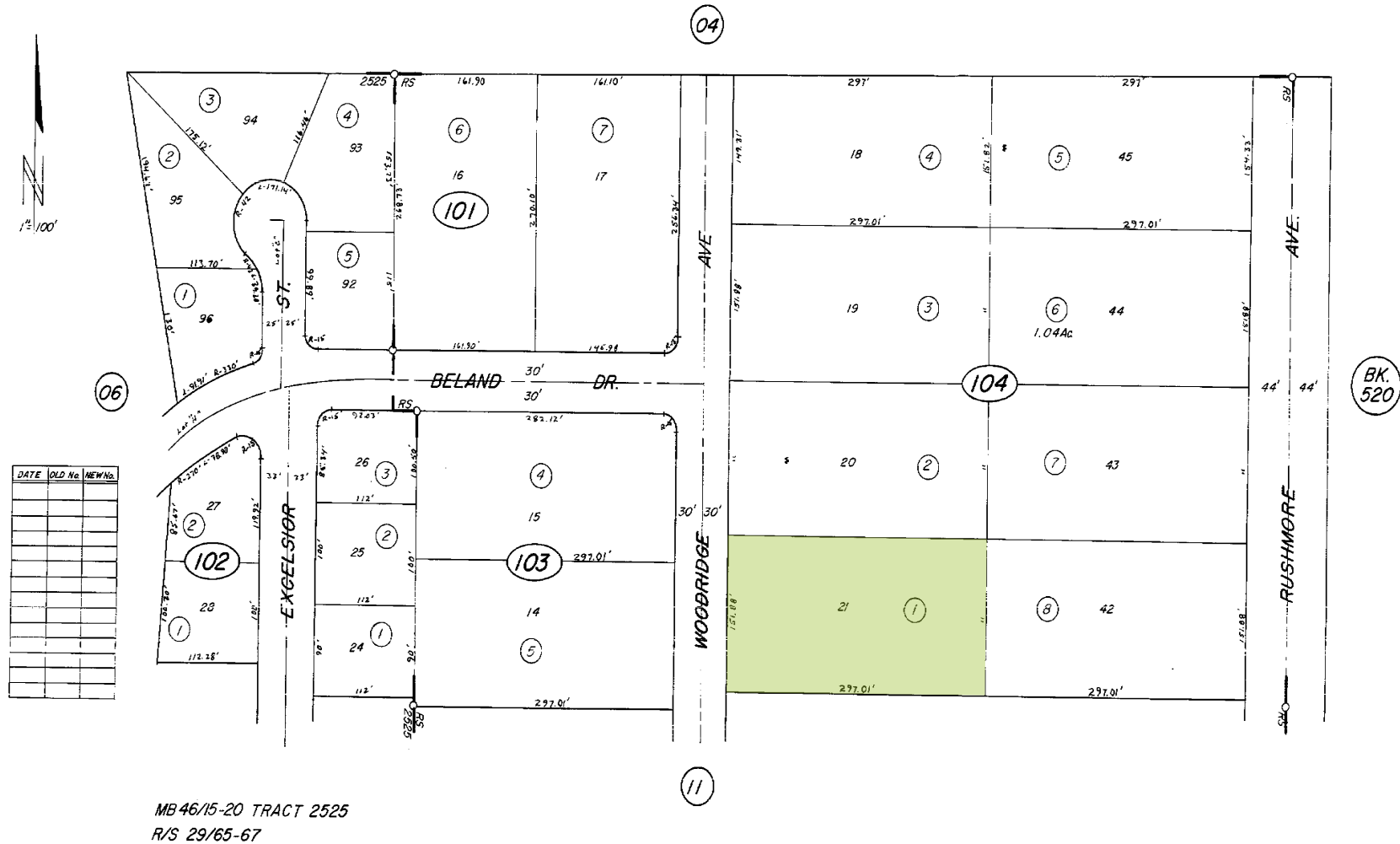
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24-33-4
523-10

T.C.A. 5513

POR. N.E. 1/4, S.E. 1/4 SEC. 1, T.3S., R. 2E.



ASSESSOR'S MAP BK. 523 PG. 10
RIVERSIDE COUNTY, CALIF.

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YOUR ADVISORS

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