



RESIDENTIAL LAND FOR SALE

**DONALD F. BRADACH
ELEMENTARY SCHOOL**

CACTUS RD

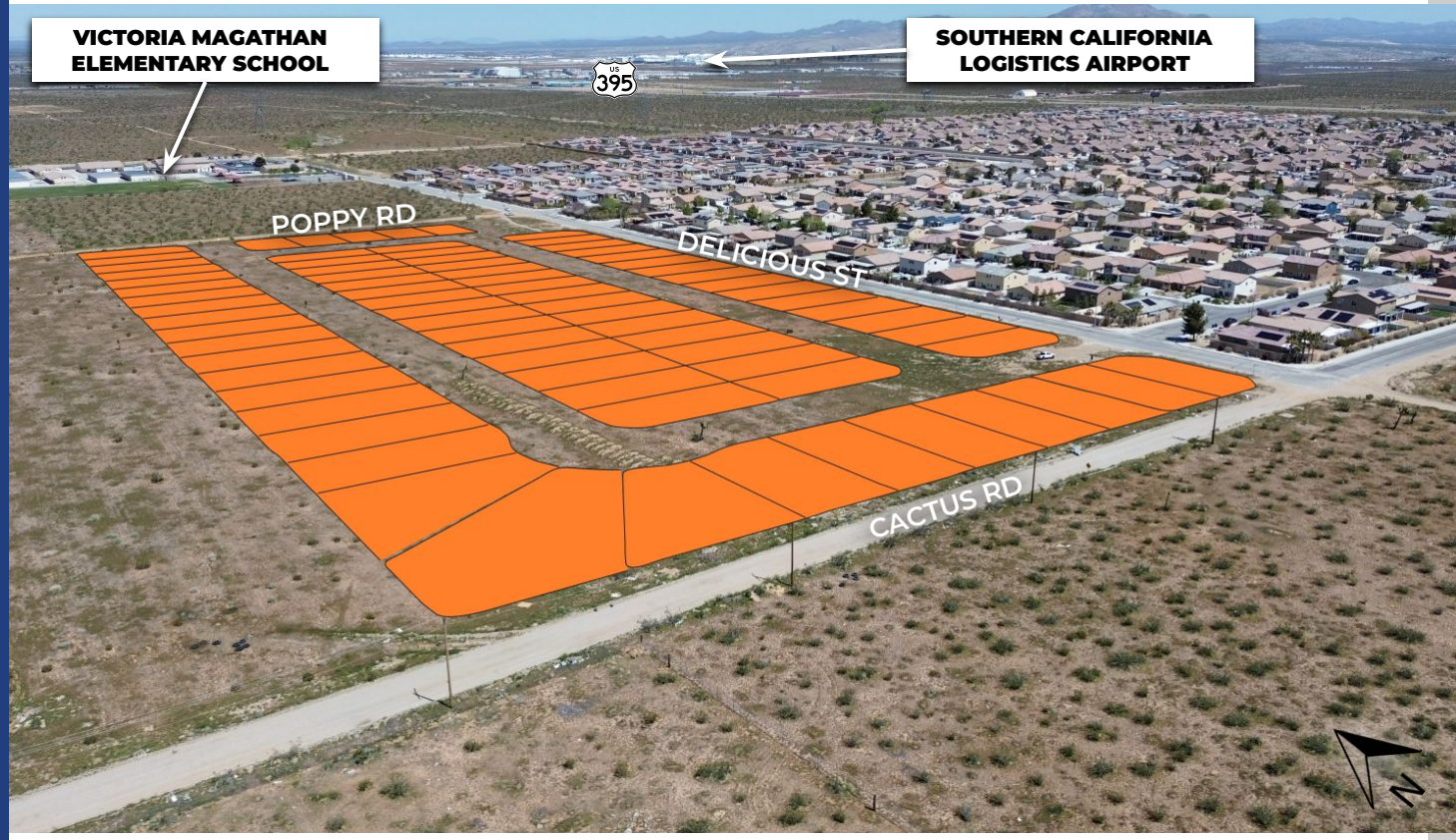
DELICIOUS ST

POPPY RD

77 Recorded Single Family Lots
Adelanto, CA 92371

FOR SALE | FOR SALE | FOR SALE | FOR SALE | FOR SALE | FOR SALE | FOR SALE | FOR SALE | FOR SALE | FOR SALE

77 Single Family Detached Lots



Site Attributes

- 77 Recorded Lots
- APNs 3128-771-01 thru 3128-771-32 & 3128-772-01 thru 3128-772-45
- Largest lot size: $\pm 13,136$ sf
- Smallest lot size: $\pm 7,201$ sf
- Average lot size: $\pm 7,789$ sf
- All final engineering on file
- CDFW Incidental Take Permit for Western Joshua Tree is in process
- Utilities to site; buyer to verify
- Asking \$3,200,000.00

PRIME LOCATION

This offering presents an excellent acquisition opportunity for builders or investors seeking a prime, well-located, and relatively flat site with readily available utilities. The site's strategic location ensures convenience, with

numerous employment opportunities, six schools, and a wealth of commercial amenities all within a 10-minute drive. The High Desert of Southern California is experiencing steady population growth and significant job creation, driven by a highly competitive housing market and several upcoming large-scale projects. Prospective buyers are encouraged to verify the information contained herein.

CONTACT US: 760.983.2383
www.KurschGroup.com

AREA OVERVIEW

Cactus Road | Adelanto, CA



**DONALD F BRADACH
ELEMENTARY SCHOOL**

**VICTORIA MAGATHAN
ELEMENTARY SCHOOL**

SITE

**ADELANTO
HIGH SCHOOL**

**DESERT TRAILS
PREPARATORY ACADEMY**

**COLUMBIA
MIDDLE SCHOOL**

**THEODORE VICK
ELEMENTARY SCHOOL**



PLAT MAP

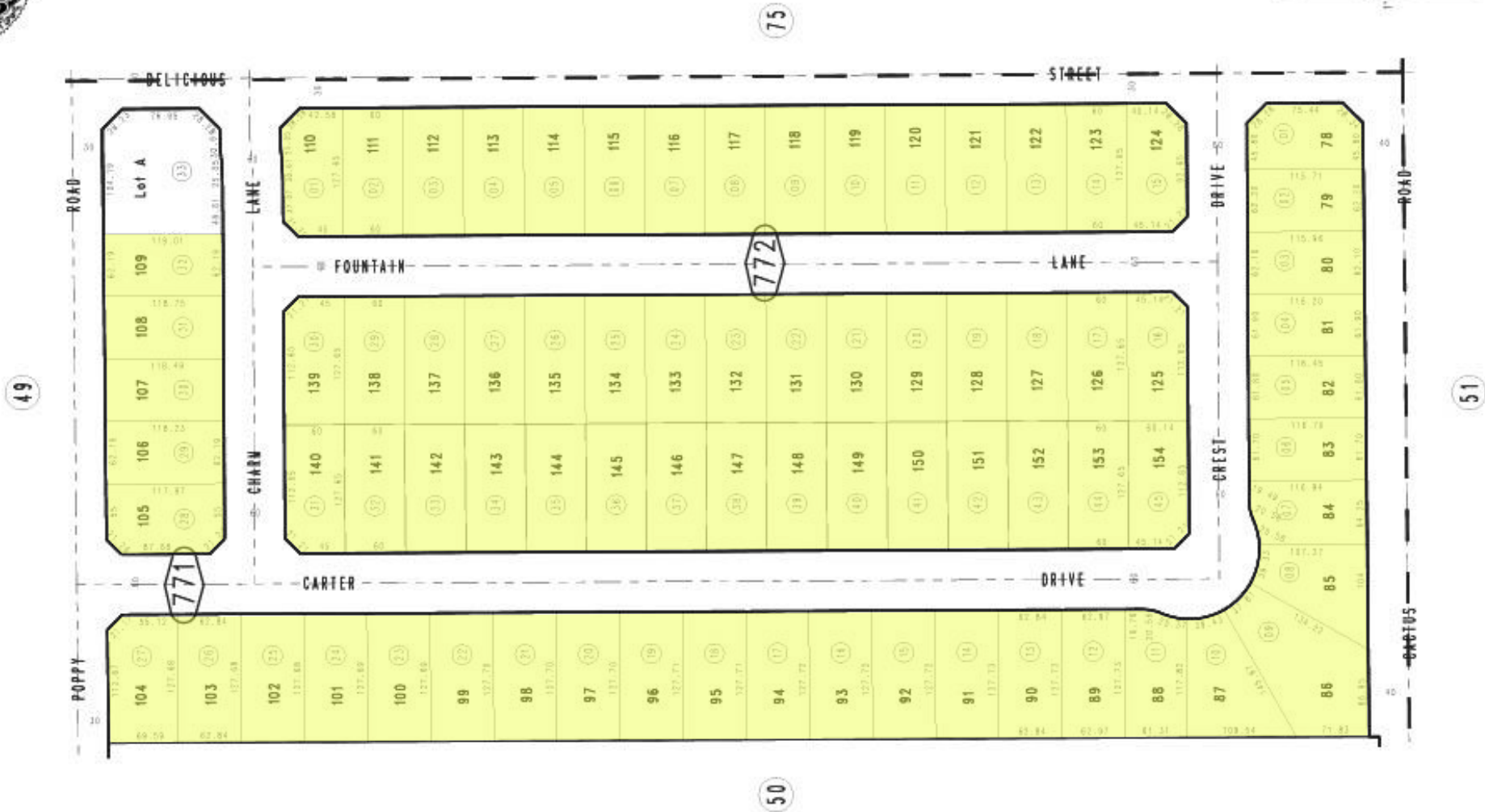
Cactus Road | Adelanto, CA

Tract No. 20300, M.B. 359/90-93

City of Adelanto
Tax Rate Area
14033

3128 - 77

THIS MAP IS FOR THE PURPOSE
OF AD VALOREM TAXATION ONLY.



August 2021 KC

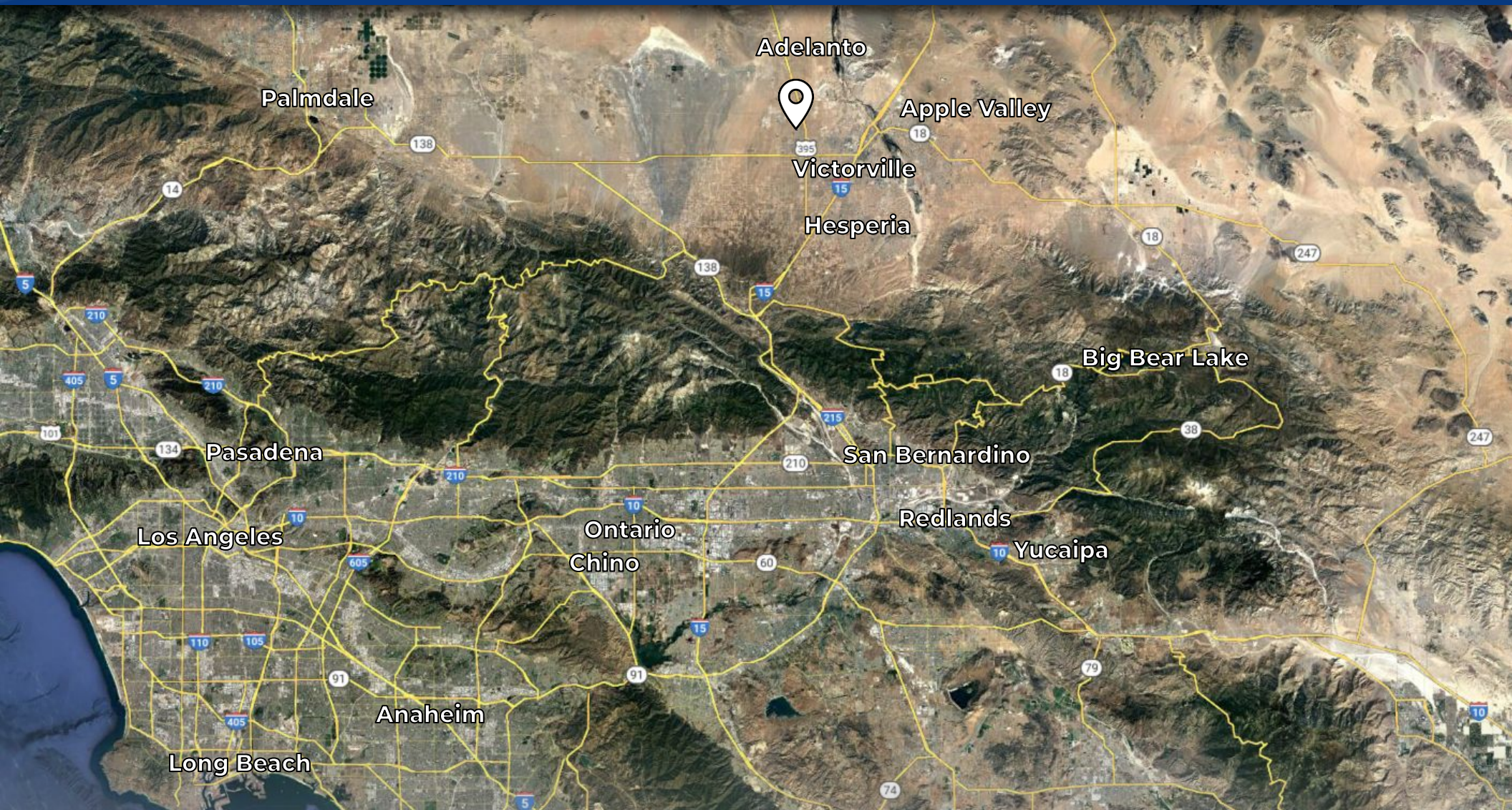
Ptn. N.W.1/4, Sec. 9
T.5N., R.5W.

Assessor's Map
Book 3128 Page 77
San Bernardino County

REVISED

LOCATION

Cactus Road | Adelanto, CA



For more information, please contact:

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