

±10 ac Quinnault Rd. Apple Valley, CA 92308



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ADDRESS

Quinnault Rd..
Apple Valley, CA 92308

PROPERTY OVERVIEW

±10 acres of residential land for sale in the beautiful town of Apple Valley. Great Schools nearby within the Apple Valley Unified School District and plenty of shopping and retail. The site is currently unimproved and has dirt road access. It is less than a mile away from several well-established communities and offers the opportunity to deliver Estate Residential Homes (1du/1 to 2.5 gross acres).

APN:

3080-061-08

MUNICIPALITY

Apple Valley | County of San Bernardino

ZONING

Residential

SIZE

±10 acres

ASKING PRICE FOR SALE

\$350,000

SITE SUMMARY



Location Map



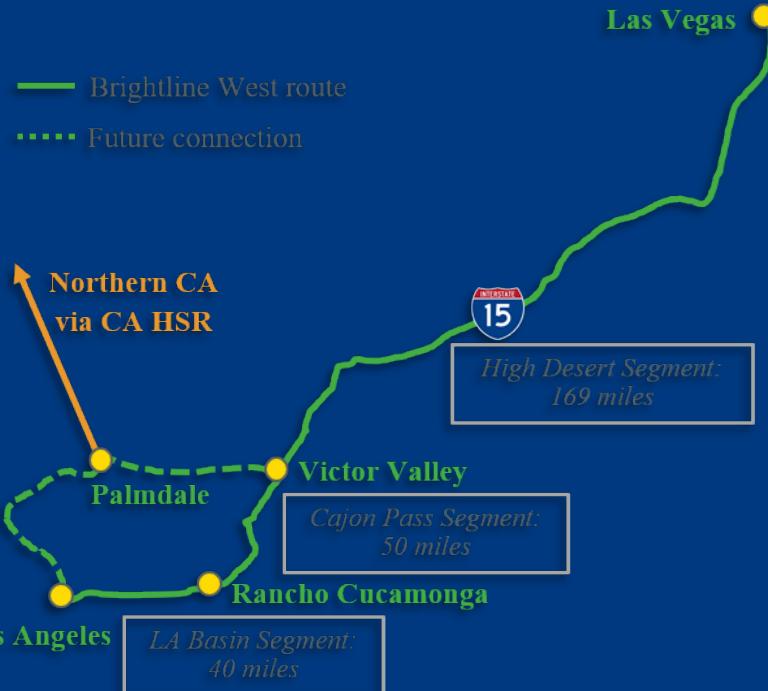
Los Angeles, CA	95 mi / SW	1 hr, 32 min
San Diego, CA	152 mi / S	2 hr, 27 min
Phoenix, AZ	364 mi / E	5 hr, 22 min
San Francisco, CA	424 mi / NW	6 hr, 50 min
Salt Lake City, UT	611 mi / NE	8 hr, 47 min
Denver, CO	938 mi / NE	13 hr, 37 min
Dallas, TX	1,428 mi / E	20 hr, 21 min

Apple Valley is located just north of the San Bernardino Mountains in San Bernardino County within the Inland Empire of Southern California. San Bernardino is the largest county in the contiguous United States by area and its population numbers over 2.1 million residents. It is part of the Riverside-San Bernardino-Ontario Metropolitan Statistical Area which has almost 4.7 residents. Some of the largest employers in San Bernardino include Amazon ($\pm 1,900$ employees), St. Mary Medical Center ($\pm 1,630$ employees), Apple Valley Unified School District ($\pm 1,420$ employees), and California State University San Bernardino (± 950 faculty/staff and $\pm 20,000$ students).

BRIGHTLINE



With a completion date expected in 2028, Brightline West will be the country's first true high-speed passenger rail operation. The Victor Valley station, located on nearly ± 300 acres at Dale Evans Parkway and I-15, will serve as the Maintenance of Way facility and possible future hub for the proposed High Desert Corridor and California High Speed Rail lines. The project is expected to provide over 35,000 construction jobs and 1,000+ permanent jobs while connecting two of America's most popular destinations in Los Angeles and Las Vegas.



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Barstow International Gateway (BIG)



Overview

BNSF Railway plans to invest more than \$1.5 billion to construct a state-of-the-art master-planned rail facility in Southern California—and the first being developed by a Class 1 railroad. The Barstow International Gateway will be an approximately 4,500-acre new integrated rail facility on the west side of Barstow, consisting of a rail yard, intermodal facility and [REDACTED] warehouses for transloading freight from international containers to domestic containers.



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