| Available Acres | 1.17 | Land For Sale | Available SF | 51,151 |

Address: 15444 Slover Ave and 10459 & 10477 Sultana Ave, Fontana, CA 92337

Cross Streets: Sultana Ave/Slover Ave

±51,151 SF Concrete Yard
Includes a ±5,400 SF Clean Metal Building
3,060 SF Garage/Office, and a 972 SF Metal Shed
9,432 SF Total Improvements and Concrete Fenced Yard
Excess Land

Sale Price/SF:	$81.25	**Gas:**	Yes	**Specific Use:**	Industrial
Sale Price:	$4,156,000.00	**Water:**	Yes	**Zoning:**	FID/SWIP
Available Acres:	1.17 Ac	**Sewer:**	Yes	**Rail Service:**	No
Available SF:	51,151 SF	**Electric:**	Yes	**Market Area:**	IE West
Building SF:	9,432 SF	**Fiber:**		**APN:**	023724302,023724304,02370411
Yard:	Fenced / Paved				

Listing Company: Daum Commercial

Agents: Chuck Brill 310-538-6710, Mark Schafer 909-652-9052

Listing#: 6598669580ca332540f59c99   **Listing Date:** 01/05/2024   **FTCF:** CB000N000S250/AOAA

Notes: APN's: 0237-041-10, 0237-234-04, -02. Zoning "Freeway Industrial/Commercial District" of the SWIP. Fiber Unknown.
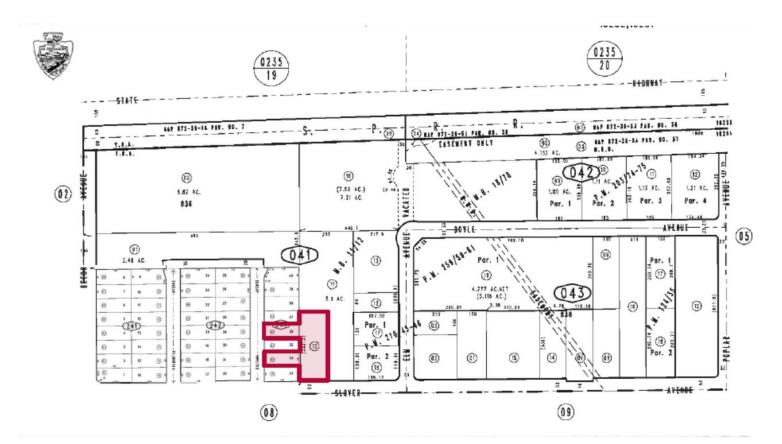
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