


9.11 ACRES

NORTHEAST CORNER OF VERBENA ROAD & CASSIA ROAD
ADELANTO | CA

FOR SALE

9.11 ACRES NORTHEAST CORNER OF VERBENA ROAD & CASSIA ROAD



Land
TOPOGRAPHY



9.11 Acres
LOT SIZE



R-M12
ZONING



Adelanto
LOCATION



PROPERTY HIGHLIGHTS

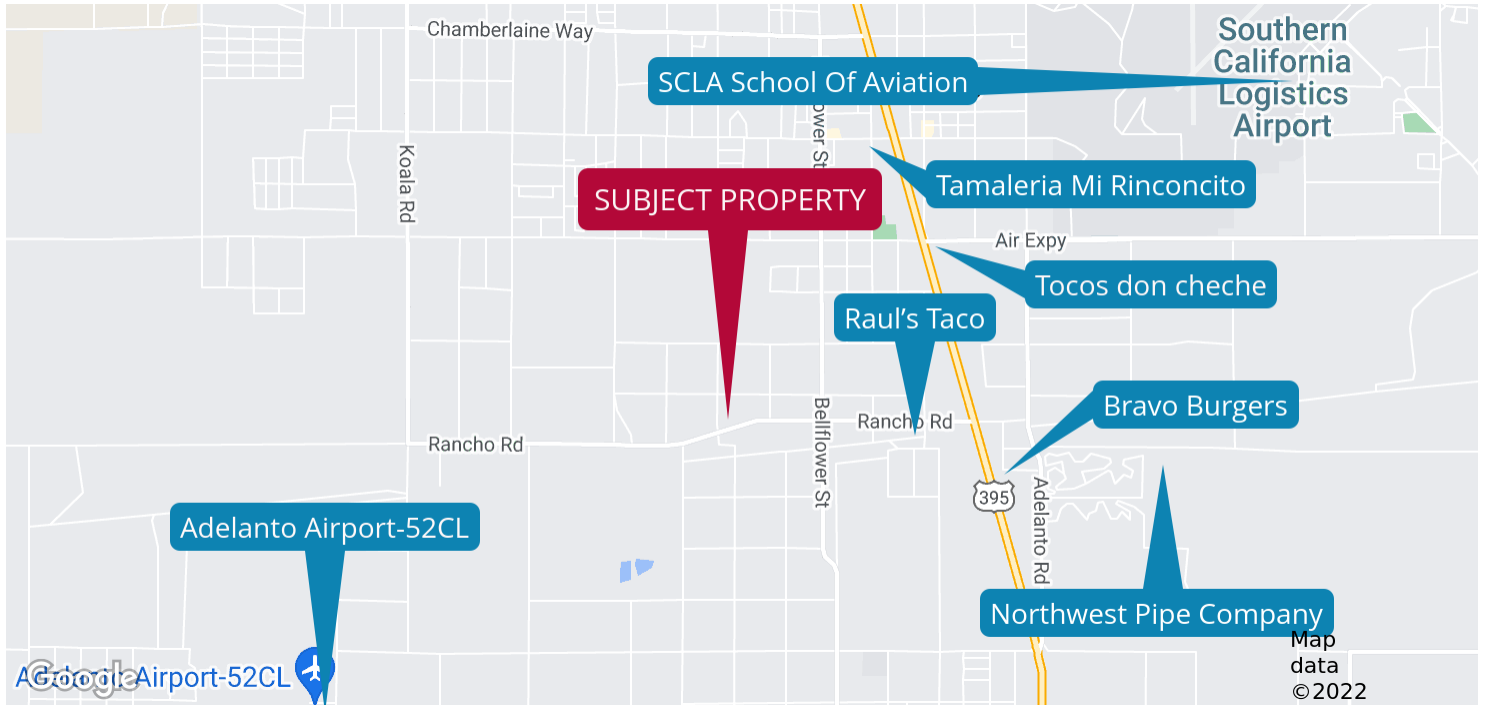
- 9.11 acres
- APN 3128-141-12-0000
- For Sale \$525,000
- Zoned R-M12 (Medium Density Residential)
- Twelve Residential Units Per Acre or up to 109 residential units.
- The property does not yet have a street address but is located just east of 17055 Verbena Road, Adelanto
- Multi-family, duplexes, condominiums, and single-family homes are listed as permitted uses.
- Other uses permitted: Solar Energy and/or Wind Energy Conversion Systems.
- Convalescent homes, nursing facility, and religious facilities are described as conditional uses that require a Conditional Use Permit.

FOR MORE INFORMATION PLEASE CONTACT:

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DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
Total population	1,540	22,365	53,231
Median age	26.0	27.1	29.1
Median age (Male)	22.5	23.9	26.8
Median age (Female)	28.9	29.5	31.0
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	413	6,031	13,092
# of persons per HH	3.7	3.7	4.1
Average HH income	\$64,830	\$52,072	\$62,019
Average house value	\$179,301	\$162,579	\$199,360

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