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COMMERCIAL REAL ESTATE

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AVAILABLE FOR SALE

COMMERCIAL PARCELS

5.27± ACRES EL MONTE WAY

Commercial Parcels

Lot Size:	5.27± acres
Proposed Pad Sizes:	1.25± acres to 4.46± acres
Zoning:	C-3 (Community Commercial)
APN:	013-090-037 (Tulare County) 013-090-071 (Tulare County)
PRICE:	\$2,004,000 (Parcels can be purchased together or separately)
Parcel D (0.81± AC):	\$355,000
Pad 1 (1.84± AC):	\$675,000
Pad 2 (1.25± AC):	\$475,000
Pad 3 (1.37± AC):	\$499,000

PROPERTY DESCRIPTION

Property is located adjacent to the existing Auto Zone and McDonalds surrounded by a planned residential development consisting of 99 single family homes. The property zoning is C-3 (Community Commercial) which allows for many retail/commercial uses.

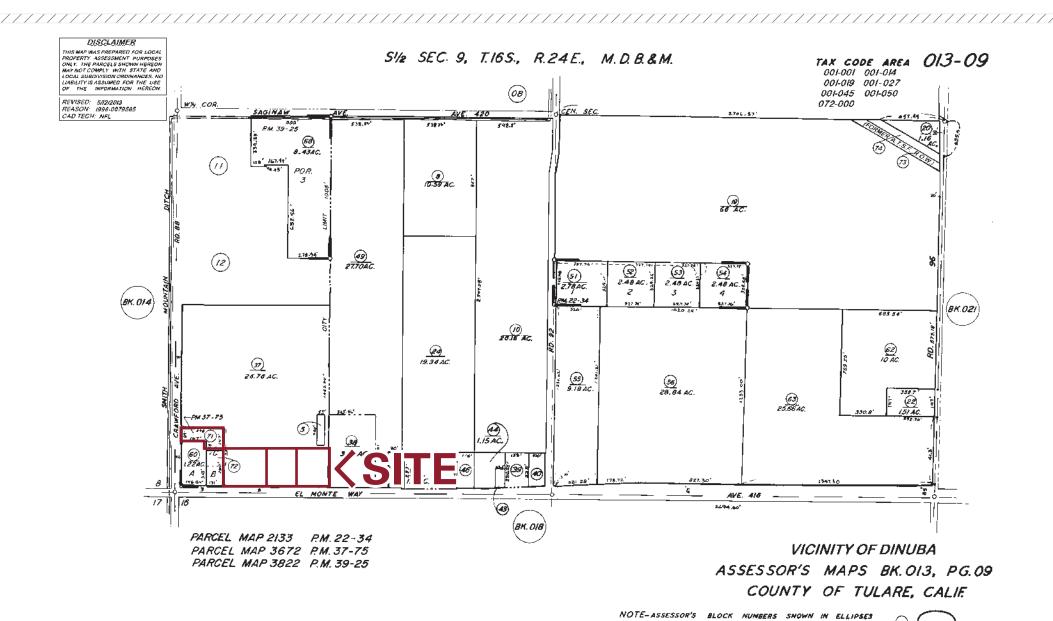
LOCATION DESCRIPTION

Located along East El Monte Way in Dinuba, California. Call Marc for details.



/ 5.27± ACRES EL MONTE WAY

DINUBA, CA



ASSESSOR'S PARCEL NUMBERS SHOWN IN CIRCLES





