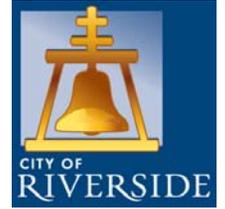




DEVELOPMENT OPPORTUNITY VACANT LAND FOR SALE



5 Points Intersection

SWC of Pierce Street and La Sierra Avenue (Site B)
Riverside, CA 92505

- Purchase Price: Subject to fair market value
- APN(s): 146-220-008, 037, 038 and 039
- Lot Size: Approximately 2.4 acres
- Site Improvements: 1,880 sq. ft. occupied commercial building is on a month-to-month lease and former Post Office building to be demolished by City. Building and vacant land to be sold in an as-is condition.
- Cross Street(s): La Sierra Avenue and Pierce Street
- Street Frontage: Yes
- Corner: Yes
- Utilities: Yes
- Zoning: Commercial General and Residential Estate Specific Plan
- General Plan: Mixed-Use Village
- Environmental: Buyer to conduct its own due diligence.
- Entitlements: Buyer to obtain entitlements for proposed development prior to close of escrow.

**For more information, please contact Kaitlyn Nguyen
951-826-5649 or KPNguyen@RiversideCA.gov**

Note: The information contained herein was obtained from sources believed to be reliable, but we make no guarantees, warranties or representations as to the accuracy of the information.

