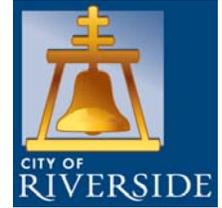




DEVELOPMENT OPPORTUNITY VACANT LAND FOR SALE



Madison at Railroad Property

Riverside, CA 92504

Purchase Price:	Subject to fair market value
APN(s):	230-233-013; 230-245-013 and 015; 230-253-010 (portion)
Lot Size:	Approximately 3.8 acres
Site Improvements:	None. Vacant land to be sold in an as-is condition.
Cross Street(s):	Madison Street and Jefferson Street
Street Frontage:	No
Corner:	No
Utilities:	Yes
Zoning:	Single-Family Residential (R-1-7000)
General Plan:	Medium Density Residential
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 Nathan Freeman
951-826-5649 or NFreeman@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.