

# \$450,000 - 1998 Rohn 1, SAN DIEGO

MLS® #240005767

## \$450,000

Bedroom, Bathroom,  
Lot / Land on 0 Acres

ESCONDIDO, SAN DIEGO, CA

This 0.98 acre property is a rare opportunity to build your dream estate with an approved grading plan. Over \$200,000 has been invested in grading, civil engineering, surveys, soils reports, and more. This can save you years on approval times. The residential estates zoning allows for multiple uses, including small residential care facilities and multi-units. This would also be a great location to build an ADU or store your RV. Possible 1031 exchange? City water and sewer are available, and the property is enclosed with a beautiful vinyl, white 6-foot privacy fence and gated entrance. Conveniently located near interstate 15, it is easily accessible by Rohn Road in a vibrant Escondido neighborhood at the end of a cul-de-sac.

## Additional Information

City	SAN DIEGO
County	San Diego
Zip	92025
MLS® #	240005767
Lot Size	0.00
Neighborhood	ESCONDIDO (92025)

## Listing Details

Provided By: Blukey Real Estate

This information is deemed reliable but not guaranteed. You should rely on this information only to decide whether or not to further investigate a particular property. BEFORE MAKING ANY OTHER DECISION, YOU SHOULD PERSONALLY INVESTIGATE THE FACTS (e.g. square footage and lot size) with the assistance of an appropriate professional. You



may use this information only to identify properties you may be interested in investigating further. All uses except for personal, non-commercial use in accordance with the foregoing purpose are prohibited. Redistribution or copying of this information, any photographs or video tours is strictly prohibited. This information is derived from the Internet Data Exchange (IDX) service provided by San Diego MLS®. Displayed property listings may be held by a brokerage firm other than the broker and/or agent responsible for this display. The information and any photographs and video tours and the compilation from which they are derived is protected by copyright. Compilation © 2024 San Diego MLS®, Inc. Listing information last updated on May 17th, 2024 at 3:01pm PDT