

# \$1,500,000 - Pearmain,

MLS® #HD23192670

## \$1,500,000

Bedroom, Bathroom, 650,350 sqft

Lot / Land on 15 Acres

N/A, , CA

14.93 acres of unimproved commercial land for sale on Pearmain St abutting a major shopping center at the intersection of Palmdale Rd and 395 in Adelanto; APN: 3103-521-19. Zoned General Commercial (C) these lots will permit for a variety of uses including large retail, service commercial, professional offices, restaurants, and more. This site sits at the corner of Pearmain St and Begonia Rd, with approximately 635 feet along paved Pearmain, a main access to thousands of rooftops. The intersection of Highway 395/Palmdale Rd has DTC of nearly 25,000 providing high levels of exposure. Water, sewer, and power are available at site. The abutting Adelanto Marketplace is home to such businesses as Stater Bros. Market, CVS Pharmacy, US Bank, Bank of America, Starbucks, Baskin-Robbins, Del Taco, KFC, and more. Other neighboring businesses include Walmart Supercenter, Les Schwab Tire Center, Crumbl Cookie, McDonalds, and Dollar Tree. This location continues to grow with the addition of D.R. Hortons Seneca Point, a 107-home adjacent community that has already sold out of 8 phases of development. The abutting parcel is also available for purchase. Buyer to verify all information contained herein. Agent and their representatives are not responsible for the accuracy of these claims.



## Additional Information

County	San Bernardino
Zip	92301
MLS® #	HD23192670
Square Ft	650,350
Lot Size	14.93
Neighborhood	ADELANTO (92301)

## Listing Details

Provided By: NAI Capital, Inc.

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 20th, 2024 at 8:16am PDT