

\$12,000,000 - Sylvan,

MLS® #HD23220445

\$12,000,000

Bedroom, Bathroom, 27,878,400 sqft
Lot / Land on 640 Acres

N/A, , CA

640 acres of unimproved contiguous acreage for sale on Sylvan Ave near the future site of the Barstow International Gateway; APNs: 0421-061-17, 19, 20, 21, 22, 23, 24, 25, 26. These nine parcels are zoned Rural Living (RL) and within the City Sphere of Influence, abutting the majority of the City's approved industrial area. Water, sewer, power, are available. This site is suitable for supportive industrial services to the future intermodal facility or a potential solar farm with proximity to major transmission lines and significant demand for power to the adjacent site. Adjacent are an additional 400+ acres of Industrial zoned land also for sale for an even larger project. The location is 4.9 miles from I-15, 4.5 miles from Highway 58, 9.6 miles from I-40, 37 miles from the Southern California Logistics Airport and 131 miles from the Ports of Los Angeles and Long Beach. Only a half-mile from the site, Burlington Northern Santa Fe Railroad (BNSF) recently announced the development of the Barstow International Gateway a 4,500-acre site project with an investment of approximately \$1.5 billion to build a state-of-the-art intermodal facility including a rail yard and warehouses for transloading freight from international to domestic containers. Estimated to break ground in 2025 with a 23-year completion timeline, the project intends to reduce highway traffic in the Los Angeles basin and create approximately 20,000 jobs. 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	92311
MLS® #	HD23220445
Square Ft	27,878,400
Lot Size	640.00
Neighborhood	BARSTOW (92311)

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 10th, 2024 at 4:15am PDT