

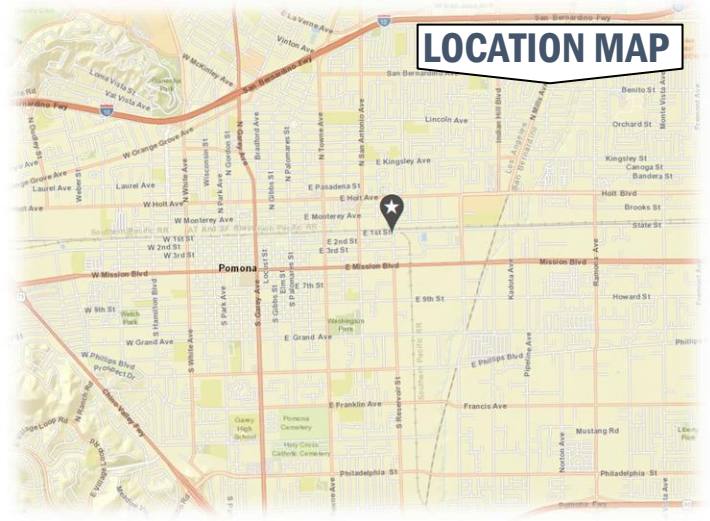
FOR SALE | RESIDENTIAL LAND



231-233 RESERVOIR STREET, POMONA, CA 91767

PROPERTY FEATURES

- Located within close proximity to the I-10, SR 60, and SR 57 Freeways
- Adjacent low density multi-family neighborhood
- Southwest corner at the intersection of Reservoir Street and Monterey Avenue
- Close proximity to downtown Pomona retail, restaurants, and employment district



DEVELOPMENT OPPORTUNITY

- Potential for residential development with up to 15 units per acre

PROPERTY DESCRIPTION

- Lot Size: 48,297 SF (1.11 AC)
- APN: 8326-004-901, 902, 903, 904, 905
- Zoning: R-2; Low density multi-family residential



Asking Price:
\$750,000

- Sales Commission: 2% of Asking Price¹

¹. Commission paid to Buyer's Agent

CONTACT INFORMATION

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STREET VIEW FROM NE CORNER OF PROPERTY



EASEMENTS ON PROPERTY



STREET VIEW FROM NW CORNER OF PROPERTY

- Access Easement is 6,406 SF
- Slope Easement is 7,345 SF
- Utility Easement (left of blue) is 1,232 SF
- Utility Easement is 11,048 SF

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