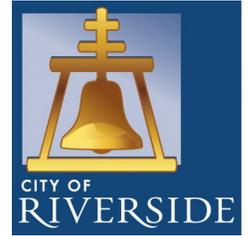




## POTENTIAL DEVELOPMENT OPPORTUNITY

### VACANT LAND FOR SALE



Jurupa Avenue Surplus - Site 1  
 5856 and 5876 Jurupa Avenue  
 Riverside, CA 92504

Purchase Price:	Subject to fair market value.
APNS:	190-031-002 & 028
Lot Size:	Approx. 8,542 sf/0.20 acres
Site Improvements:	None. Vacant land to be sold in an as-is condition.
Cross Streets:	Jurupa Avenue and Florence Street
Street Frontage:	Yes
Corner:	Yes
Utilities:	Yes
Zoning:	Single Family Residential (R-1-7000)
General Plan:	Medium Density Residential (MDR)
Environmental:	Buyer to conduct its own due diligence.
Entitlements:	Buyer to obtain entitlements for proposed development prior to close of escrow.
Property Status:	City-owned. Disposition subject to City Council approval to sell.



For more information, please contact Patricia V. Villa at (951) 826-5330 or via e-mail at [pvilla@riversideca.gov](mailto:pvilla@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.*