

FOR SALE

# 1.05 ACRES RARE FINISHED INDUSTRIAL PARCEL

SOUTH SIDE OF ELM ST. - EAST OF MADISON AVE. | MURRIETA, CA

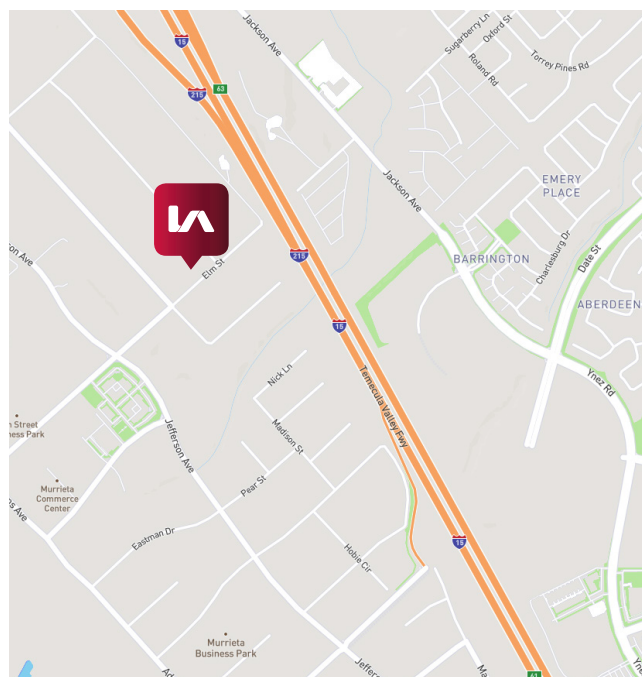
**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES



## PROPERTY HIGHLIGHTS:

- Near the SE Corner of Elm St and Madison Ave in Murrieta
- APN: 910-210-028
- All utilities in Elm Street
- BP Zoning - City of Murrieta

**ASKING PRICE:**  
**\$526,000**



Charley Black  
951.445.4507  
cblack@leetemecula.com  
Lic.#01000597

No warranty or representation has been made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. Lee & Associates Commercial Real Estate Services, Inc. - Riverside, 25240 Hancock Avenue, Suite 100 - Murrieta, CA 92562 Corporate ID# 01048055

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AS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCEL MAPS APPLY WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.

CITY OF MURRIETA

T.R.A. 024-213  
024-046  
024-194

910-21  
910-19

2007



DATA: STATE HWY MAP 913561-913573  
RS 58/75-83

ASSESSOR'S MAP BK910 PG.21  
Riverside County, Calif.

*DLT*

- PM 20/58-58 PARCEL MAP 6657
- PM 50/71-71 PARCEL MAP 10993
- PM 84/7-7 PARCEL MAP 13855
- PM 184/28-29 PARCEL MAP 21997
- WB 8/359-359 SD TEMECULA LAND & WATER COMPANY
- PM 197/74-76 PARCEL MAP 21998
- PM 216/78-79 PARCEL MAP 31903

DATE	OLD NUMBER	NEW NUMBER
01/80	190-49	210-12, 13
10/94	21	25-36
01/05	22	37-48
07/04	24	49, 51
07/04	23	50, 52
09/06	34	51-54
06/07	35-36	55

Jun 2007

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