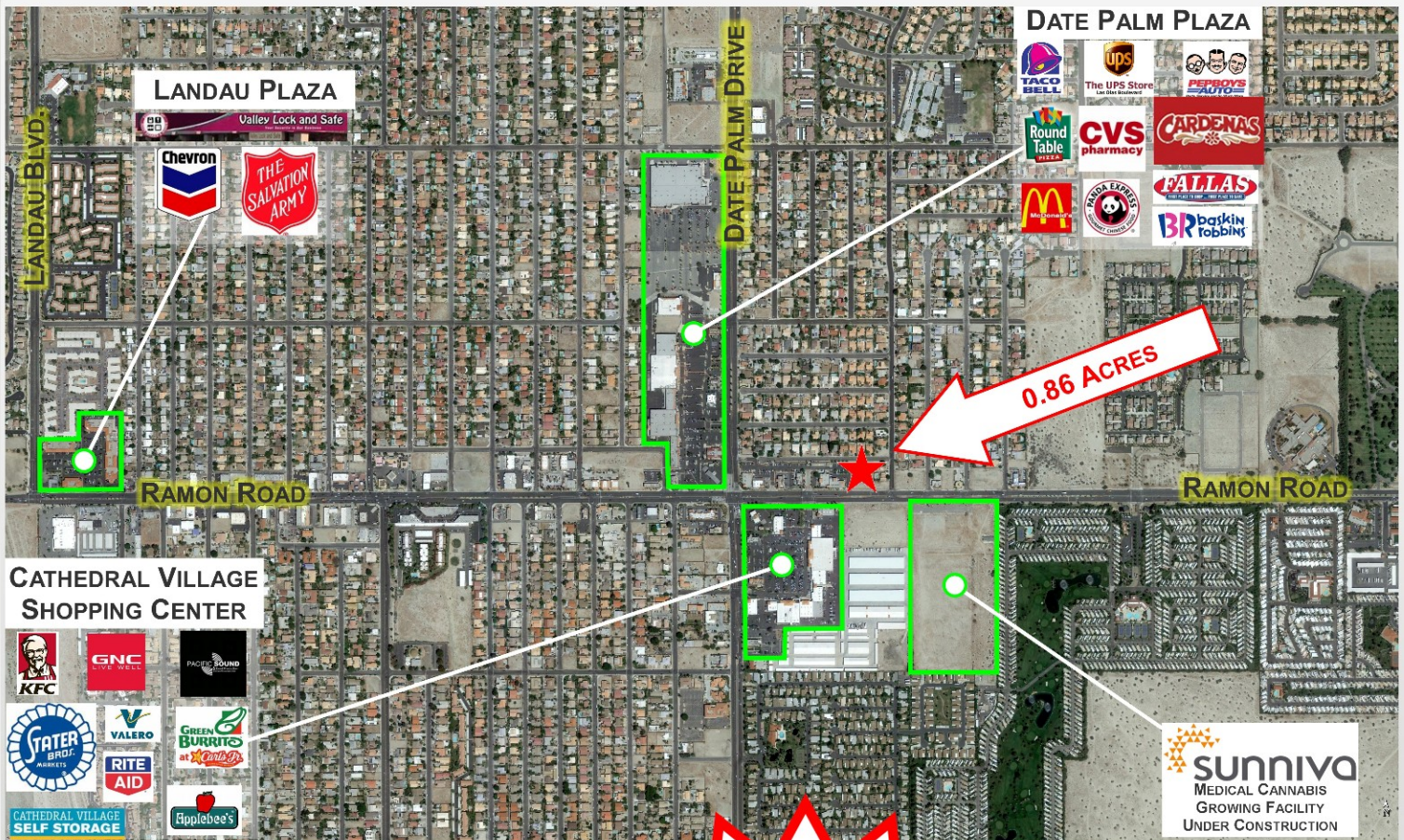


# For Sale

**±0.86 ACRES**  
**RAMON ROAD**

**CATHEDRAL CITY, CA**



## PROPERTY HIGHLIGHTS

- ±0.86 ACRES OF VACANT LAND
- APN 670-172-054-8
- ZONED PCC
- NEAR THE INTERSECTION OF DATE PALM DRIVE & RAMON ROAD
- ASKING PRICE \$695,000

**Motivated  
Seller Will  
Consider  
All Offers**



**Jeff Robinson**

925.683.0934 | 760.772.6400 x228

Jeff@cbclyle.net | CalBRE #00708196

78-000 Fred Waring Drive, Suite 200 - Palm Desert, CA 92211 - Tel 760.772.6400 - Fax 760.772.6499 - www.cbclyle.com

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified the information and make no guarantee, warranty or representation, express or implied, as to the accuracy of the information. References as to square footage or age are approximate. Any projects, opinions, assumptions or estimates are used for example only.



**±0.86 Acre, Ramon Road, APN 670-172-054-8**  
**Cathedral City, CA 92234**  
**Zoned PCC – Planned Community Commercial**

Excerpted from: <http://qcode.us/codes/cathedralcity/?view=desktop&topic=9>  
Buyer to verify all information.

**9.30.020 Permitted uses.**

- Animal clinics;
- Any permitted use listed in the PLC district;
- Cocktail lounges and bars;
- Hotels and motels;
- New auto and truck sales;
- Nurseries;
- Recycling collection facility (small);
- Restaurants;
- Sexually oriented businesses, subject to full compliance with all licensing and regulatory provisions of Chapter 5.18 of this code;
- Theaters;
- Such other similar uses as are approved by the planning commission.

**9.30.030 Conditional uses.**

- The following uses may be permitted subject to the issuance of a conditional use permit pursuant to Chapter 9.72:
- Any use involving outdoor activity or storage except those permitted uses listed in Section 9.30.020, parking appurtenant to other permissible uses;
- Auctions;
- Automobile repair shops;
- Automobile service stations;
- Carwashes, limited to self-serve and full-serve only;
- Commercial recreation facilities;
- Cultivation sites;
- Dispensaries;
- Distribution sites;
- Fast-food restaurants and drive-thrus;
- Game arcades;
- Private clubs and lodges;

- Public service facilities and public utility structures;
- Retail store—used;
- Tattooing establishments (as defined by Chapter 5.34 of this code);
- Testing laboratories;
- Vehicle rental establishments and used vehicle sales (except used vehicles sold in conjunction with the operation of a manufacturer licensed new vehicle sales dealership) subject to the provisions of Section 9.96.170 pertaining to special provisions applying to miscellaneous problem uses;
- Such other similar uses as are approved by the planning commission.

**9.30.040 Prohibited uses.**

- Uses not listed in this chapter are expressly prohibited. No land shall be used nor buildings and structures hereafter be erected, altered, enlarged, or otherwise modified in this zoning district unless said use and improvement is in compliance with the district provisions.
- Manufacturing uses are expressly prohibited.