

Profile 1 of 1

**Summary (63120)**



**Land - 4.85 Acres**  
**SWC Wheat St. & Corsica Ln.**  
**Menifee, CA 92585**

**County:** Riverside  
**Market:** Southwest Riverside County  
**Sub Market:** Menifee  
**Land Size (SF):** 211,266 SF  
**Land Size (Acres):** 4.85 Acres

**General Listing/Transaction Information**

**Asking Price:** \$525,000.00 \$2.49 Per SF  
**Price/Acre:** \$108,247.42  
**Transaction Type:** Sale

**Contacts**

**Listing Broker(s)** Charley Black, SIOR  
 Lee & Associates - Temecula Valley  
 951.445.4507  
 cblack@lee-associates.com

**Site**

**Parcel Number:** 330-180-010  
**Zoning:** EDC  
**Topography:** Flat

**Utilities**

**Comments**

**Property Comments:** EDC Zoning Allows Light Industrial, Commercial, And Office. Sewer Nearby at Ethanac Rd. & Also McLaughlin Rd.  
**Listing Comments:** Located in Menifee's North Gateway Corridor, Over 6,000 Homes Proposed within 1 Mile of Site. Good I-215 Freeway Access, Proposed Ethanac El Toro Expressway Would Link I-215 to I-15.