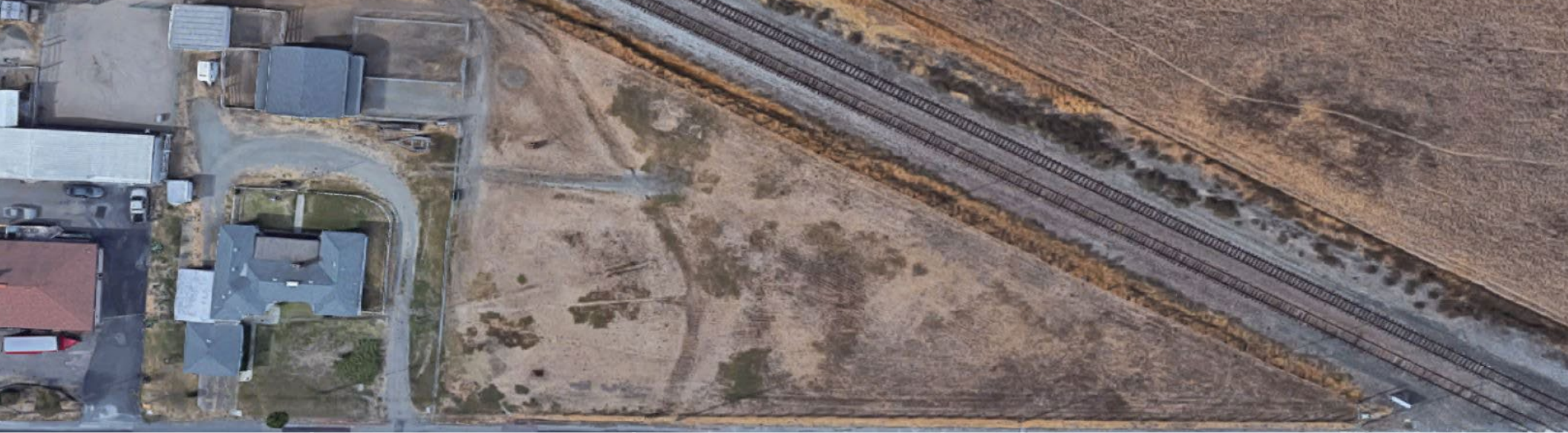


# 834 GREEN ISLAND ROAD, American Canyon, CA

FOR SALE



HOME

HIGHLIGHTS

TRUCK TERMINAL

RESIDENCE

KW INFORMATION



For more info  
please contact:

Eric Rehn, CCIM  
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KENNEDY WILSON

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Rev 01/29/2019

# 834 GREEN ISLAND ROAD, American Canyon, CA

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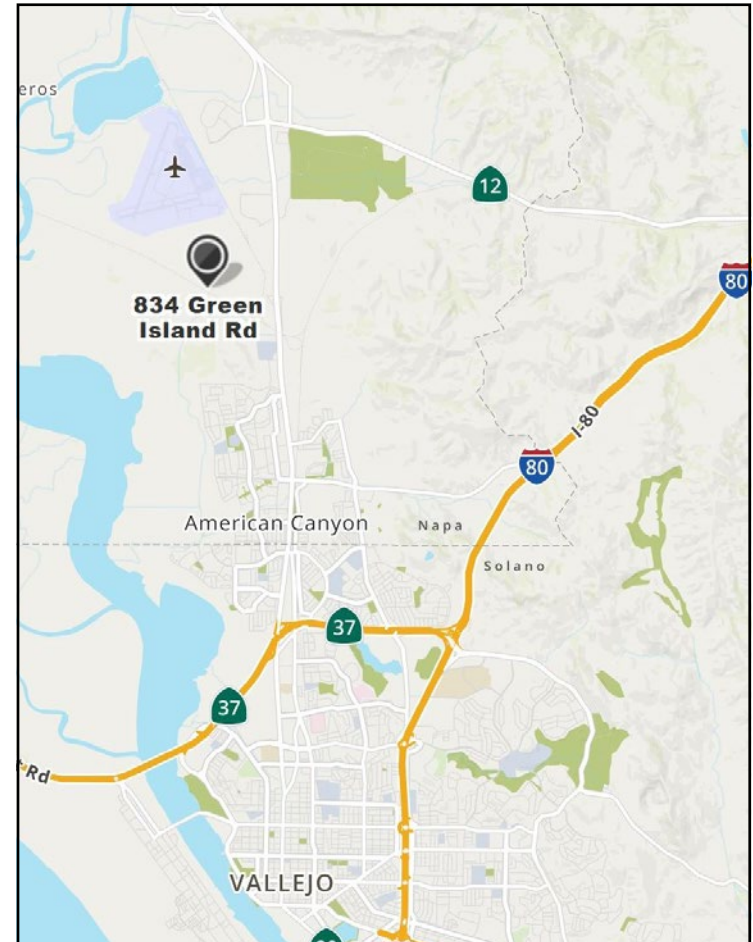
## Overview

**Sale Price: \$1,250,000.00**

Area 1: 1.89 Acres

This project offers a rare opportunity to develop a truck terminal off Highway 29 in American Canyon. The 1.89 acre site has a Conditional Use and Design Permit in place to construct a Truck Terminal & Trailer Parking area at the gateway to Napa. The existing single-family residence on the property provides an opportunity for an employee or night watchmen to be on site after hours.

Located on Green Island Road in American Canyon, the site offers immediate access to Highway 29 and close proximity to Highway 12, Highway 37, & Interstate 80.



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HOME

HIGHLIGHTS

TERMINAL PLAN

RESIDENCE

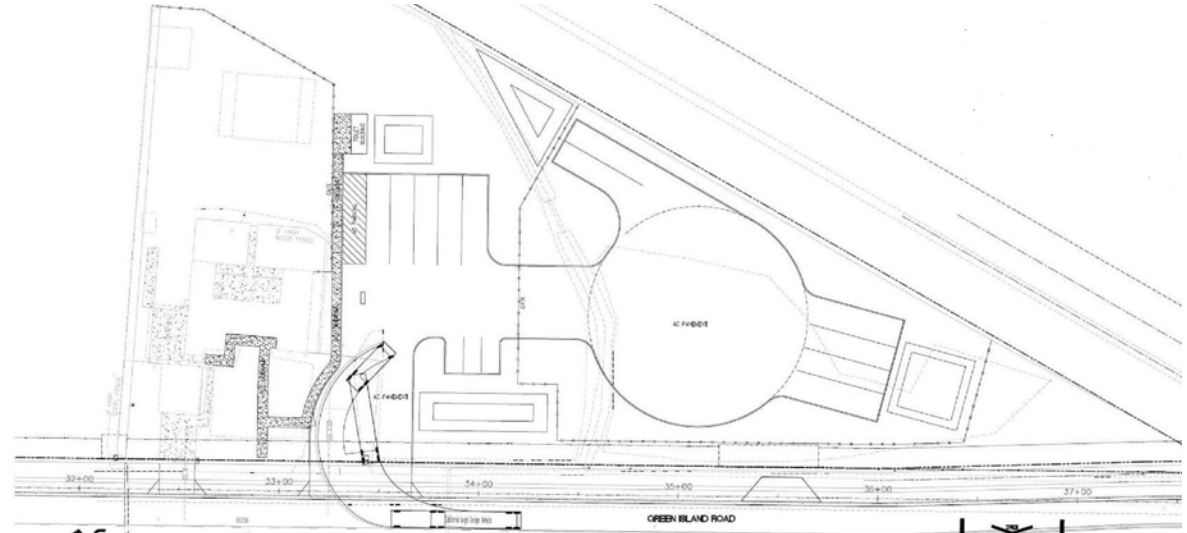
KW INFORMATION

## TRUCK TERMINAL DETAILS

Conditional Use Permit & Design Permit approved for vehicle storage operations for trucks and trailers.

Design includes:

- Restroom facility
- Truck turnaround area
- Trailer parking area
- Direct access to Green Island Road



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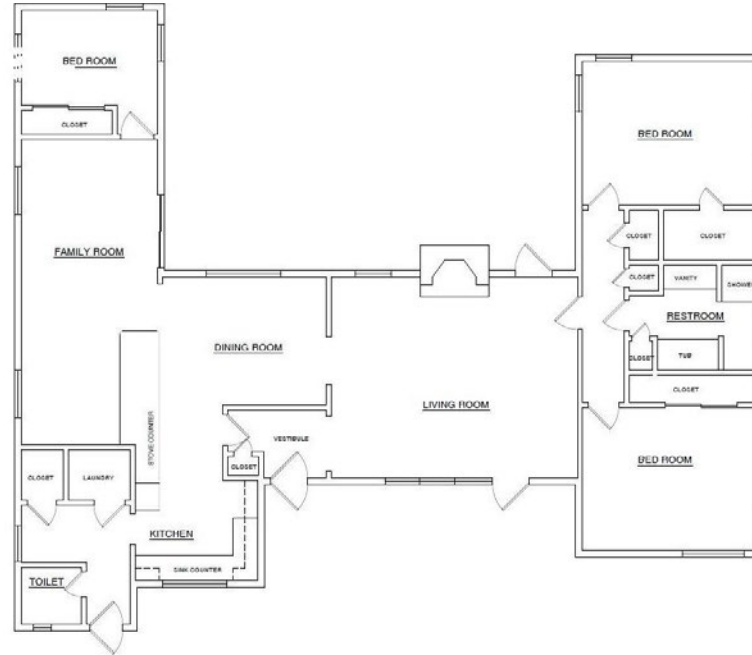
TERMINAL PLAN

RESIDENCE

KW INFORMATION

## RESIDENTIAL PROPERTY DETAILS

- Existing 3 bedroom, 2 bath single family residence.
- 1,940 sq. ft.
- Built: 1952
- Attached Garage
- Fireplace
- Home can be used for rental income or employee housing.



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## KENNEDY WILSON COMPANY OVERVIEW

Kennedy Wilson is a real estate operating company that provides a diversified array of real estate investments and services in the U.S. and Japan. Our company platform matches the strength of our investments business with our real estate services offerings to produce a combination of high quality opportunities with ex-ceptions returns.

The people of Kennedy Wilson thrive on opportunity - identifying, creating, seizing and maximizing real estate opportunities. Often, we see opportunities first, aided by the company's far-reaching market iintelligence network. We're also buoyed by real estate challenges from which others might shrink, driven by a confident determination borne of the company's entrepreneurial culture, roll-up-your sleeves approach and highly successful track record.

- Founded in 1977; bought by current management in 1988
- Headquartered in Beverly Hills, California
- 24 offices throughout the U.S., Europe and Japan
- More than 400 employees
- Listed on the NYSE under the symbol "KW"
- Approximately \$14 billion of assets under management
- Off-market sourcing through vertically integrated platform

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