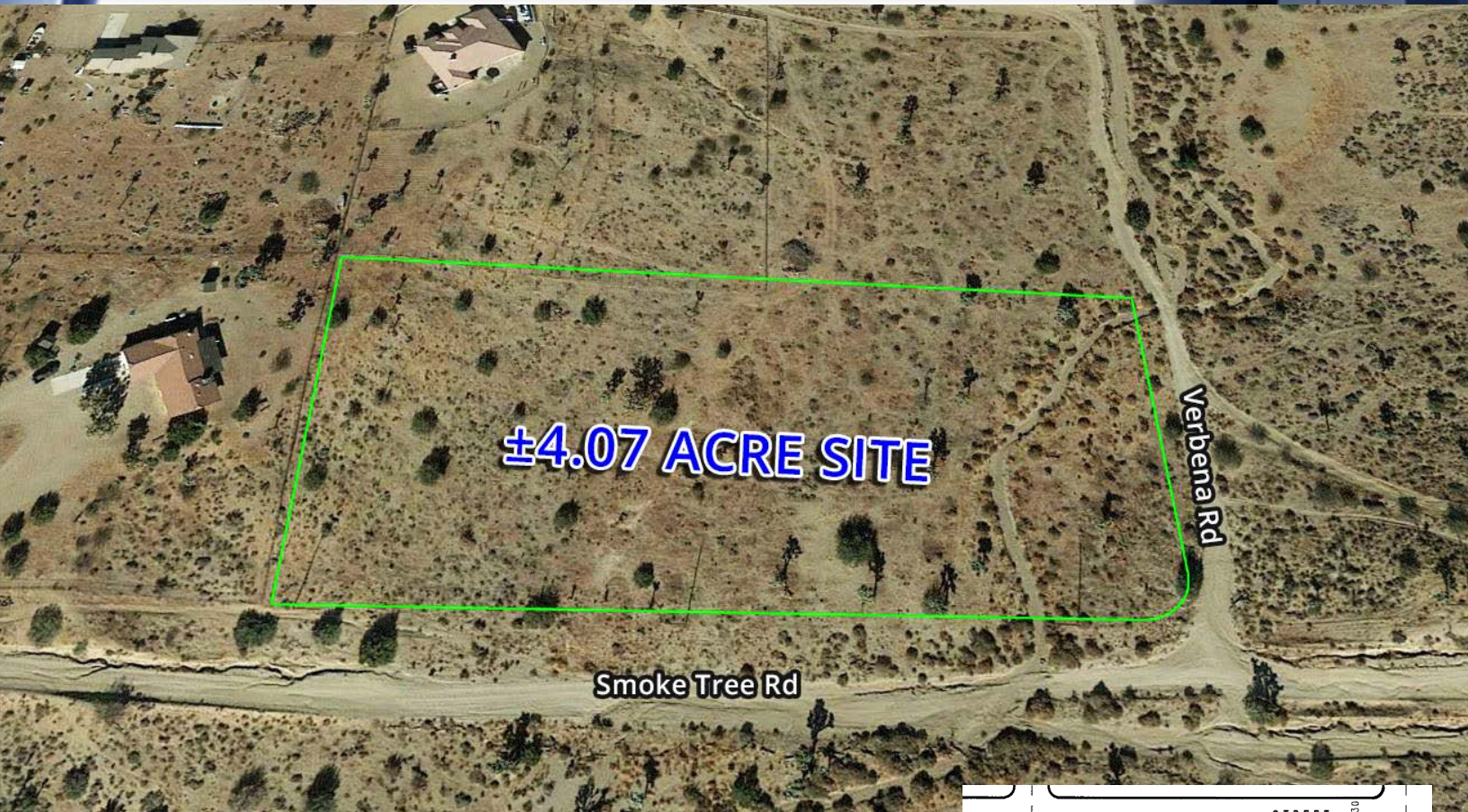


# ±4.07 Acres Rural Living

NWC Smoke Tree Rd & Verbena Rd, Oak Hills, CA

## For Sale

## APN 3136-151-25



**±4.07 ACRE SITE**

**Smoke Tree Rd**

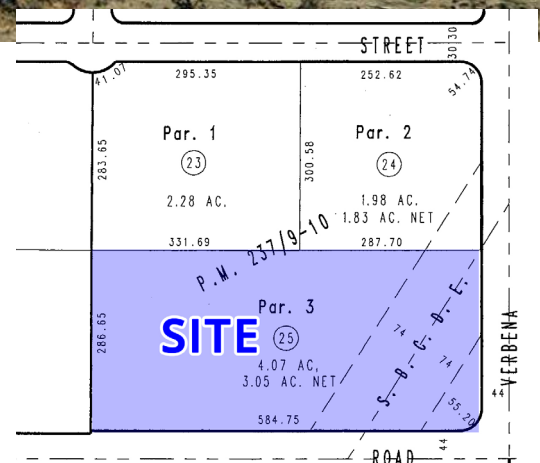
**Verbena Rd**

### OFFERING

### 4.07 AC For Sale \$99,500

APN 3136-151-25 offers ±4.07 acres Rural Living in the County of San Bernardino. This parcel is located approx. 1.5 miles west of Highway 395 in an area with a few established rural homes and equestrian properties. Electricity service is established at the adjacent site to the west (buyer to verify all utilities). The subject parcel provides a great opportunity for spacious, quiet desert living.

Adjacent parcel north of the site (1.98 AC) is also available for sale, ask listing agent for details.



## RYAN TRAVIS

760.983.2594 RTravis@KurschGroup.com

BRE #01358790 Corporate BRE #01896143



## KURSCH GROUP

12180 Ridgecrest Rd, Suite 232, Victorville, CA 92395 - 760.983.2383

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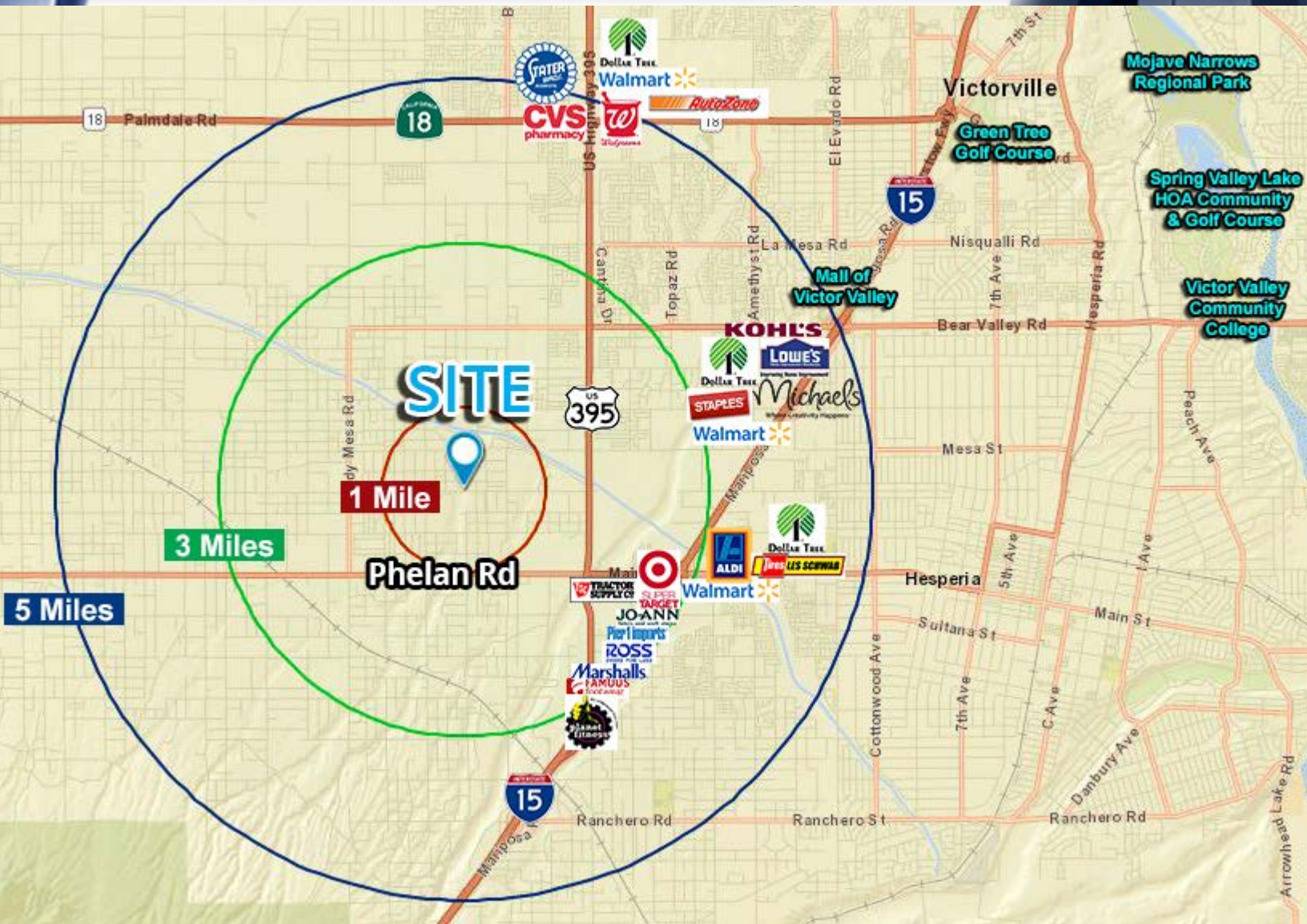


# ±4.07 Acres Rural Living

NWC Smoke Tree Rd & Verbena Rd, Oak Hills, CA

## For Sale

## APN 3136-151-25



The subject parcel provides direct access to Highway 395 (via Smoketree Rd, buyer verify condition of dirt road). The Gateway Shopping Center (Super Target anchored) is less than 3 miles east of the site on Main St and there are two Walmart Super Centers within 5 miles of the site. I-15 Freeway is approx. 3 miles east of the site.

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