



CITY OF CALIMESA, CALIFORNIA

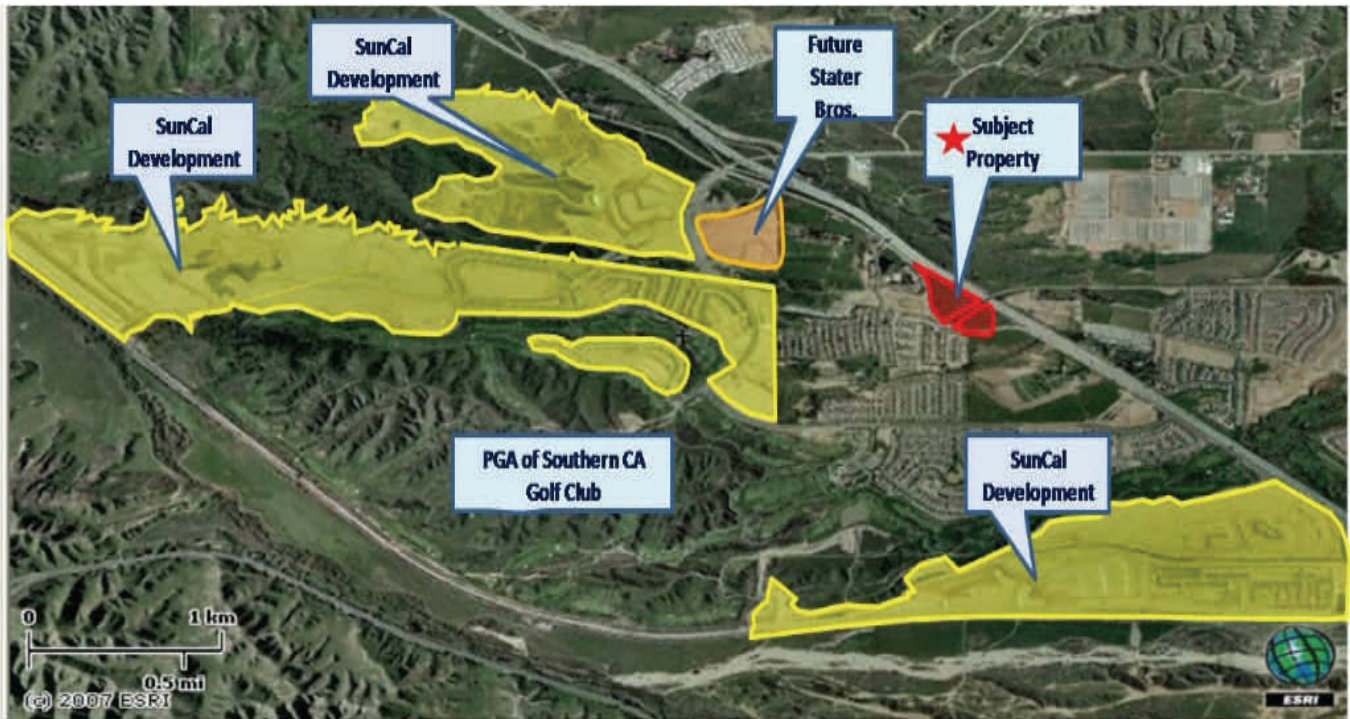
Over 8 Acres of Vacant Land

This property is approximately 8.2 acres of vacant land consisting of three (3) parcels directly bordering Interstate 10. The immediate surrounding properties are teeming with residential activity. SunCal Development has entitled over 4,000 homes in the immediate surrounding area. This property is less than 1 mile from the PGA Southern California Golf Club.

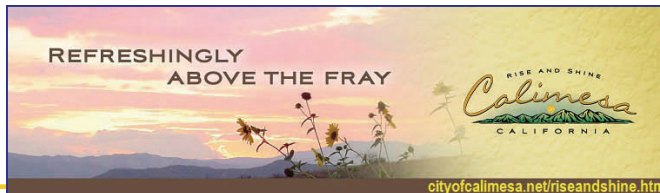
Lot Size: 8.18 Acres

Average Daily Traffic Counts:

I-10 West of Brookside: 102,800 I-10 East of Brookside: 93,000



Calimesa is located approximately 75 miles east of Los Angeles and 30 miles west of Palm Springs in Riverside County. Ontario/Los Angeles International Airport is located approximately 30 miles east of Calimesa.



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DEMOGRAPHIC
INFORMATION**

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