

# EXCLUSIVE SALE MEMORANDUM



**RYAN TRAVIS**

760.983.2594 [RTravis@KurschGroup.com](mailto:RTravis@KurschGroup.com)

BRE # 01358790 Corporate BRE #01896143

12180 Ridgcrest Rd., Suite 232 Victorville, CA 92395

## Address

Livermore St.  
Apple Valley, CA 92307

## ZONING

NAVISP

## APN

0463-353-02

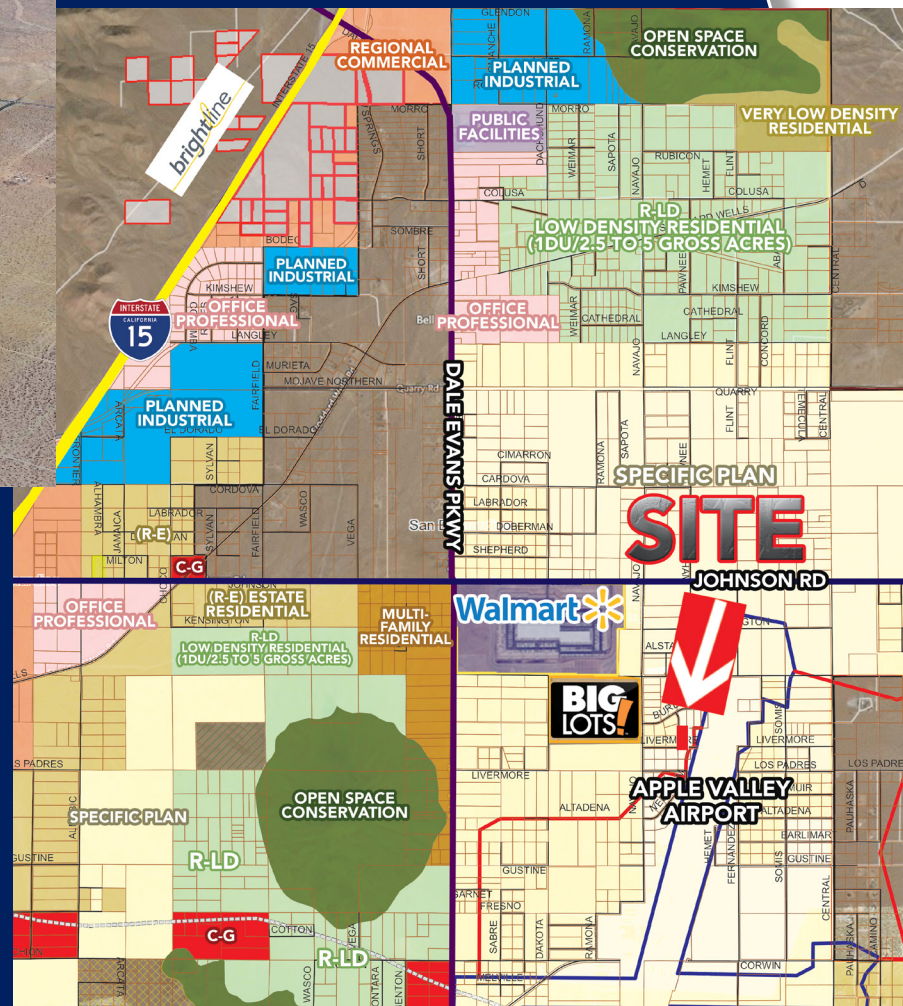
## NOTES

±2.36ac Vacant Land offering within the North Apple Valley Industrial Specific Plan. Located at the northeast corner of Livermore St & Newhall Ave. Just over 1,000 linear feet east of paved Navajo Rd. Close proximity to Walmart & Big Lots Distribution Centers. The proposed Brightline Train Station located at the intersection of Dale Evans Pkwy & Interstate 15 is approx. 5 miles to the north. The future of the High Desert is North Apple Valley – get out in front of it and invest now.

# Asking Price

# \$125,000.00





The information contained herein has been secured from sources we believe to be reliable. Kursch Group, Inc. and/or agents involved, make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified with another outside agency, government entity or property owner as applicable.



# brightline



With a completion date expected in 2028, Brightline West will be the country's first true high-speed passenger rail operation. The Victor Valley station, located on nearly ±300 acres at Dale Evans Parkway and I-15, will serve as the Maintenance of Way facility and possible future hub for the proposed High Desert Corridor and California High Speed Rail lines. The project is expected to provide over 35,000 construction jobs and 1,000+ permanent jobs while connecting two of America's most popular destinations in Los Angeles and Las Vegas.



The information contained herein has been secured from sources we believe to be reliable. Kursch Group, Inc. and/or agents involved, make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified with another outside agency, government entity or property owner as applicable.