

MARCH ROAD INDUSTRIAL PARK HEAVY INDUSTRIAL LOTS FOR SALE ROSEVILLE, CA



- Location: South of PFE Road, Northwest of Highway 80, Roseville, CA.
- Size: Sixteen (16) lots, from 27,217sf (0.625 acres) to 134444sf (4.90 acres). Total size is 21.58 acres. Lots can be combined for greater square footage.
- Zoning: M2, Heavy Industrial (City of Roseville).
- Utilities:
-Storm Drain System in Place.
-Water, 8" Fire Line Back of Curb
2" Domestic Line Back of Curb
-Sewer, 4" Line Back of Curb
- Price:
-Less than three (3.0) acres, \$6.50/sf
-More than three (3.0) acres, \$5.00/sf
- Comments: Finished Heavy Industrial lots ready to go. Away from Residential areas. Rough graded to near finish grade.

FOR MORE INFORMATION CONTACT:

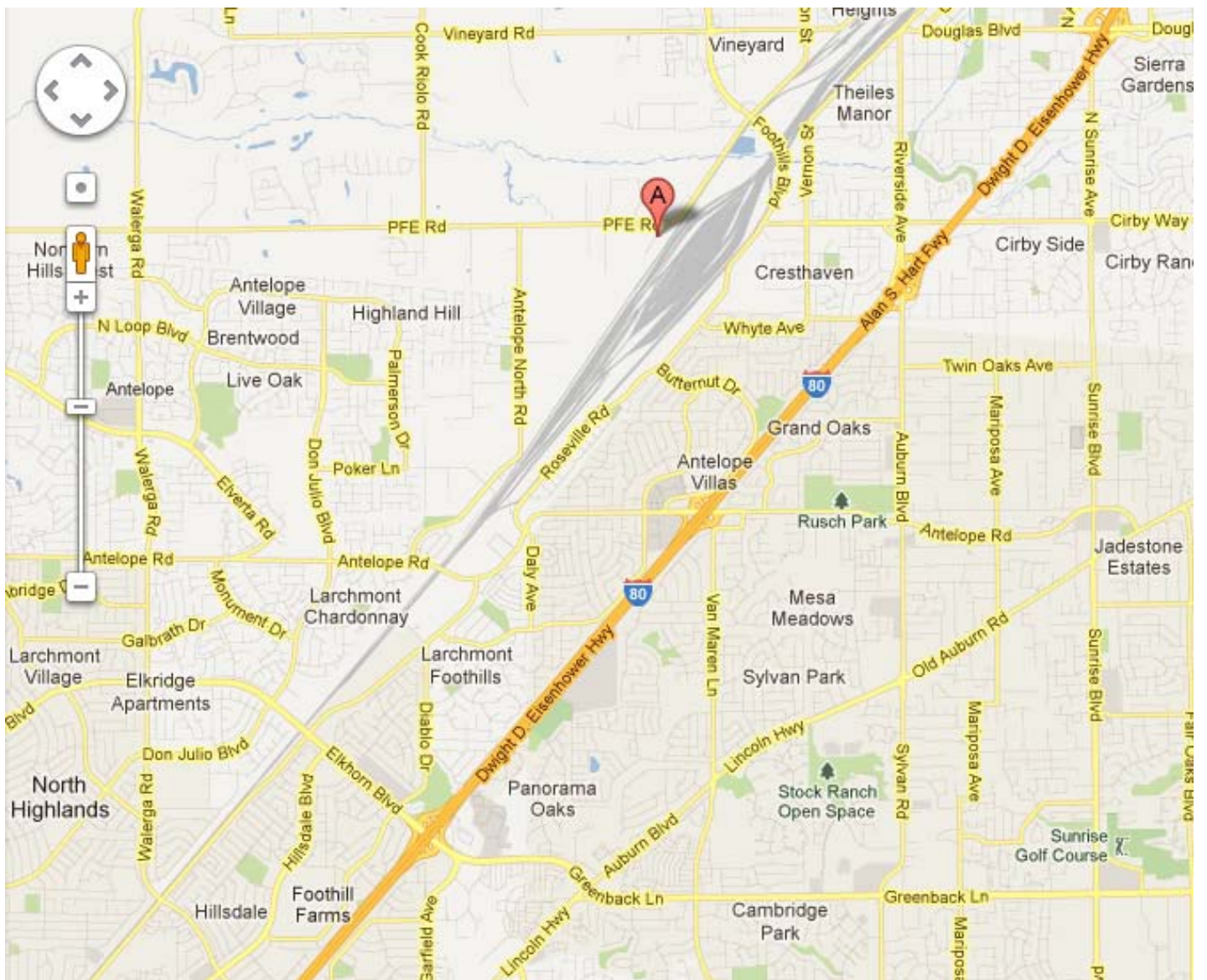
FRED NORTHERN

CA RE License #01075027

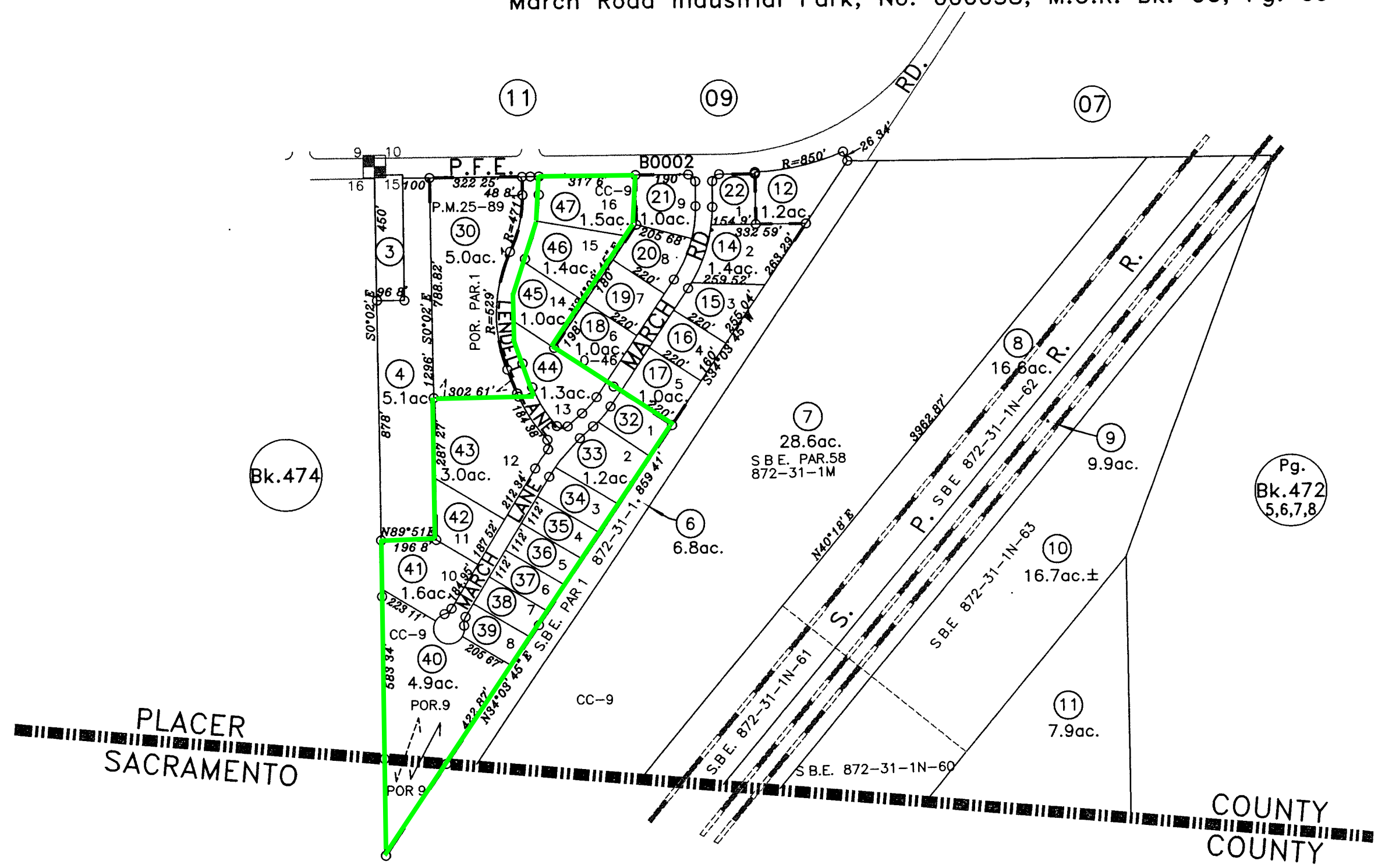
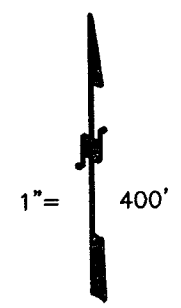
(530) 671-0000

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COMMERCIAL REAL ESTATE BROKERAGE AND DEVELOPMENT



POR. SEC.15, T.10N., R.6E., M.D.B.&M.
 Parcel M.O.R. Bk. 25, Pg. 89
 March Industrial Park, M.O.R. Bk. 0, Pg. 46
 Survey M.O.R. Bk. 4, Pg. 94
 March Road Industrial Park, No. 000058, M.O.R. Bk. CC, Pg. 09



NOTE
 All distances on curved lines are chord measurements.

NOTE
 This map was prepared for assessment purposes only, and is not intended to illustrate legal building sites or establish precedence over local ordinances. Official information concerning size or use of any parcel should be obtained from recorded documents and local governing agencies.

Assessor's Map Bk.473Pg.10
 County of Placer, Calif.

NOTE
 Assessor's Block Numbers Shown in Ellipses.
 Assessor's Parcel Numbers Shown in Circles

06-03-2009
 11-02-2004
 06-01-2004
 11-26-2002 JAC
 Page Redrawn Per BaseMap Information

SEP 08 2009

MARCH ROAD INDUSTRIAL PARK

Roseville, CA

Lot #1 (473-100-032)	0.7052 Acres (30,718sf)
Lot #2 (473-100-033)	1.20 Acres (52,272sf)
Lot #3 (473-100-034)	0.7424 Acres (32,341sf)
Lot #4 (473-100-035)	0.6673 Acres (29,067sf)
Lot #5 (473-100-036)	0.653 Acres (28,446sf)
Lot #6 (473-100-037)	0.639 Acres (27,833sf)
Lot #7 (473-100-038)	0.6248 Acres (27,217sf)
Lot #8 (473-100-039)	0.6436 Acres (28,035sf)
Lot #9 (473-100-040)	4.90 Acres (213,444sf)
Lot #10 (473-100-041)	1.60 Acres (69,696sf)
Lot #11 (473-100-042)	1.0022 Acres (43,654sf)
Lot #12 (473-100-043)	3.00 Acres (130,680sf)
Lot #13 (473-100-044)	1.30 Acres (56,628sf)
Lot #14 (473-100-045)	1.00 Acres (43,560sf)
Lot #15 (473-100-046)	1.40 Acres (60,984sf)
Lot #16 (473-100-047)	<u>1.50 Acres (65,340sf)</u>
TOTALS-	21.5775± Acres (939,915±sf)



Google earth

Eye alt 3748 ft

Hilltop Circle

SUBJECT

PFE ROAD

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38°43'33.84" N 121°18'56.37" W elev 133 ft

Imagery Date: 10/30/2011 1993