

FOR SALE > COMMERCIAL LAND



# 4.64 Acres Zoned Commercial Land

NEQ HERNDON AVE & TOLLHOUSE ROAD, CLOVIS, CA



## Property Summary

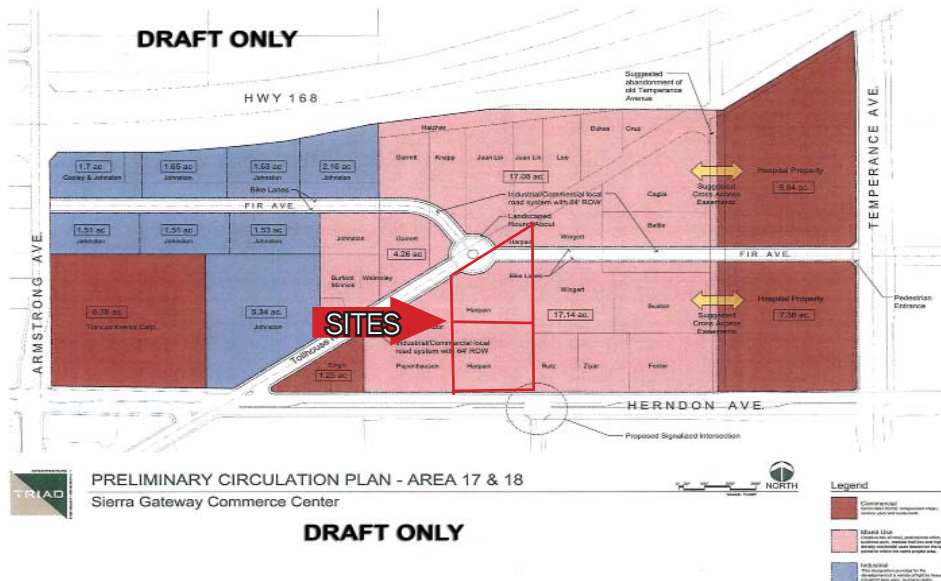
Location >	Northeast Quadrant Herndon Avenue & Tollhouse Road, Clovis, CA
Land Composition >	Two (2) parcels comprising of approx. 4.64 acres
APN's >	564-050-23 (2.48 ac.) 564-050-32 (2.16 ac.)
Purchase Price >	<b>\$2,190,000 (\$10.86 psf)</b>
Zoning >	Mixed-Use Commercial (C-2)
Comments >	Property is located within the proposed Preliminary Concept Area 17 & 18 (Sierra Gateway Commerce Center). This center will act as a complementary mixed use commercial area for the new Clovis Community Hospital and Medical Center Campus expansion now underway and the Central Valley Research & Technology Business Park. Site is well served by the major interchanges of Fwy 168 / Temperance Ave. and Fwy 168 / Fowler Ave.

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Conceptual Draft Only - Awaiting Approval by Clovis City Council.  
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Agency.



## Contact Us

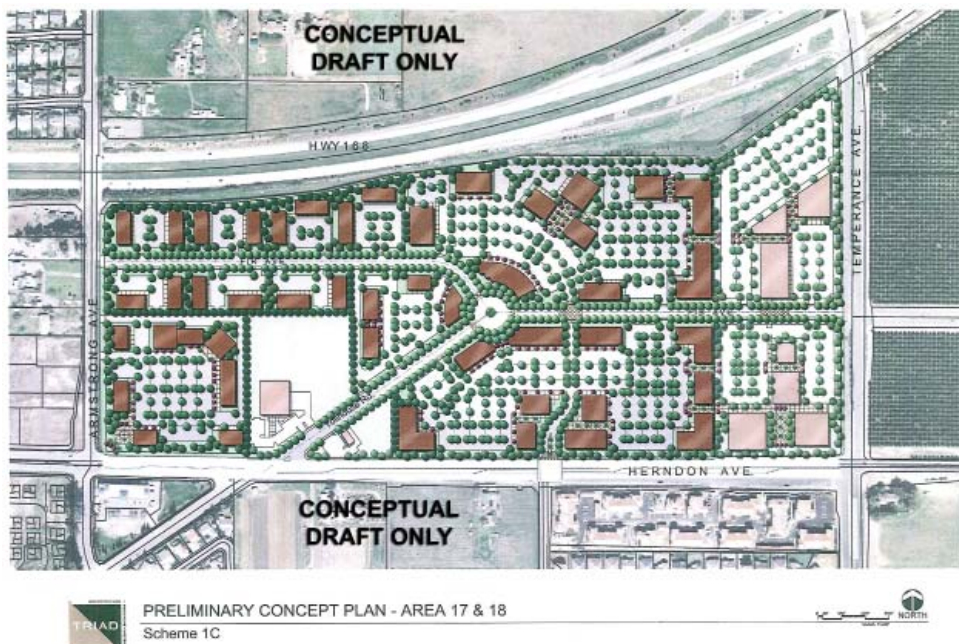
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