



**COMMERCIAL**

<https://bizandland.com/9927>

# FOR SALE

**9927 Highway 99W,  
Gerber, CA 96035**

**PRICE: \$399,000**

**LOT SIZE: 0.95 Acres**

**ZONED: Commercial C1**

## CONTACTS

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# Zoning: Commercial C1/ | Neighborhood Commercial District



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ZONING | APN# 037-173-003, 037-173-004, 037-173-015, 037-173-016 (TEHAMA COUNTY)

Zoning: C1

Neighborhood  
Commercial District

Zoning information

<https://bit.ly/3WTh6IG>



Disclaimer: The information has been obtained from sources believed reliable; but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk.

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## MAIN PERMITTED USES

- General Retail
- Small local serving Restaurants and Bars
- Laundry and Cleaning services
- Barbershops and Beauty Parlors
- Repair shops for shoes, Radios, and domestic appliances
- Professional offices and clinics
- Non-profit clubs and lodges
- Farm Supply Store
- Private schools, churches
- Lodging Houses And more...



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# PERMITTED USES | APN#037-173-003, 037-173-004, 037-173-015, 037-173-016 (TEHAMA COUNTY)

FOR COMPLETE  
LIST OF  
PERMITTED USES VISIT  
THE LINK BELOW:  
<https://bit.ly/3WTh6IG>



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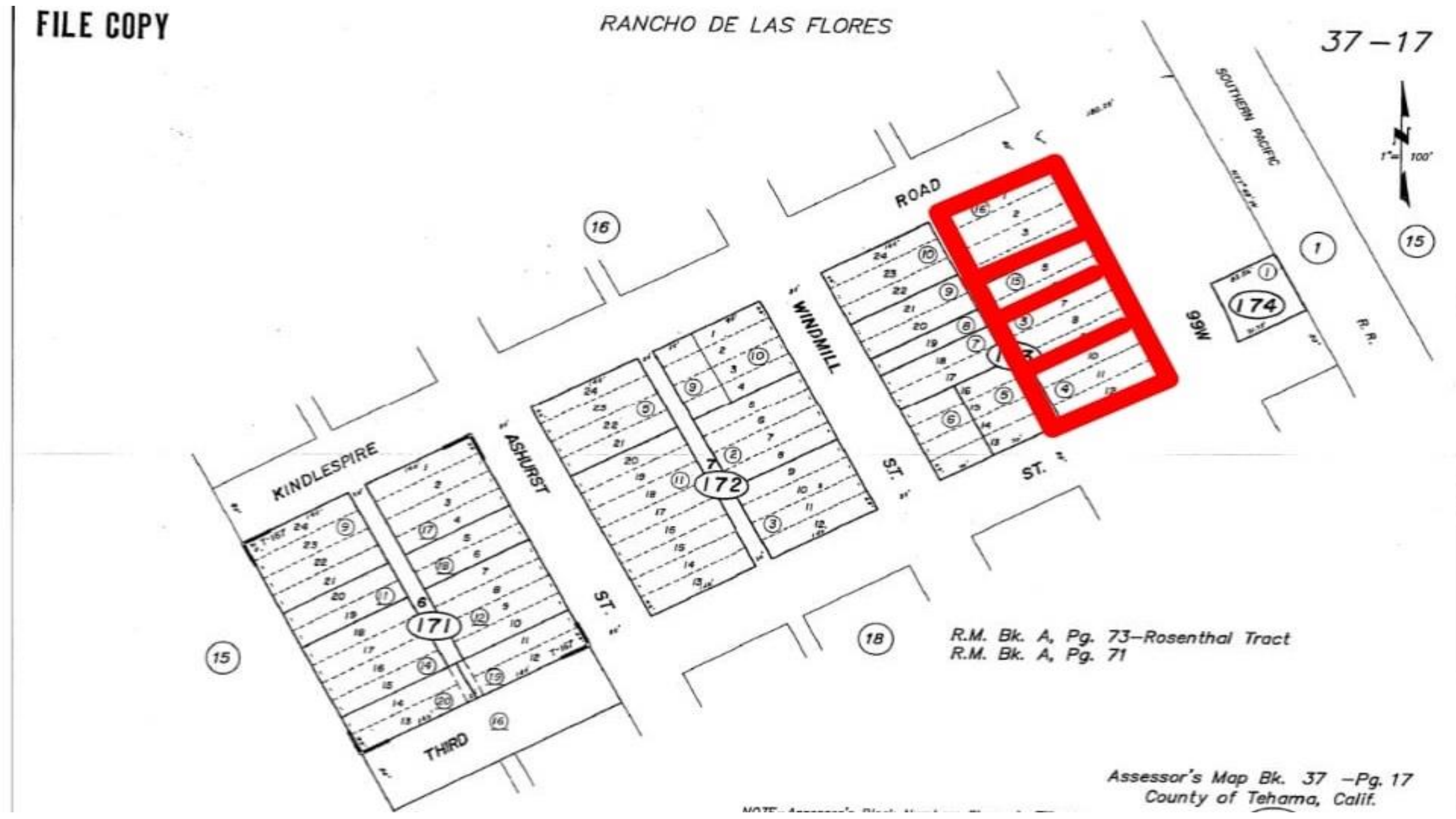
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# TAX MAP | APN# 037-173-003, 037-173-004, 037-173-015, 037-173-016 (TEHAMA COUNTY)



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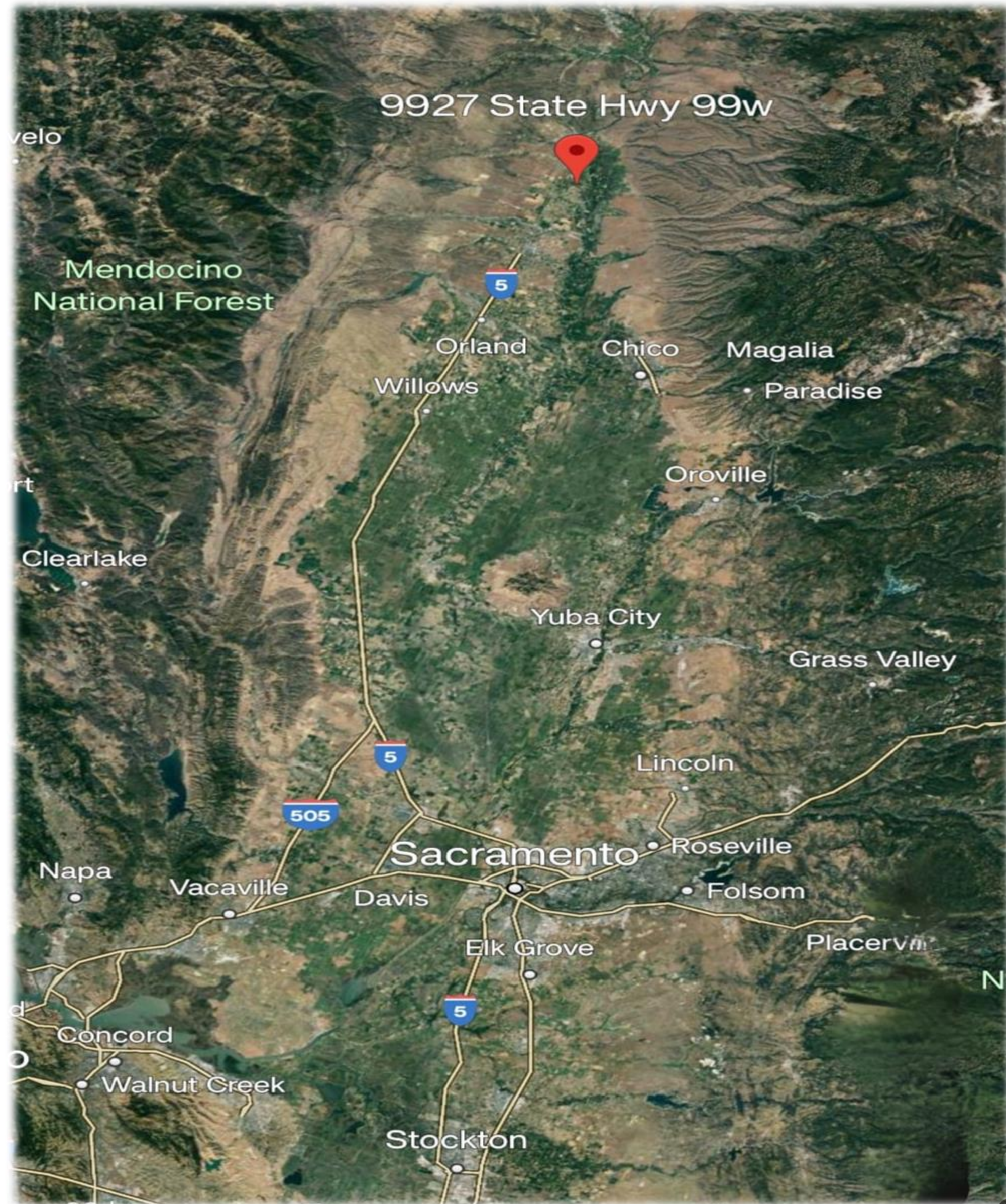
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# 9927 Highway 99W, Gerber, CA 96035 Local Map

## LOCATION HIGHLIGHTS:

- 3 miles from Walmart Distribution Center
  - 4 miles from Pacific Woodtech & Sierra Pacific Industries
- 
- 8 miles from Red Bluff
  - 11 miles from Corning
  - 32 miles from Chico





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