

EXCESS LAND SALE



1.84± Acres in the City of Grand Terrace

- Process:** San Bernardino County Transportation Authority (SBCTA) will comply with California Government Code Sections 54220-54232 during this sale. A 60-day public agency notification period has been initiated for City and County agencies within the jurisdiction of the parcels and if no interest is expressed, SBCTA can offer the surplus properties to the open market. These conditions were met and SBCTA hereby solicits requests for offers.
- Location:** The Property is located on the west side of the I-215 freeway and north of Barton Road, adjacent 21900 Barton Road, in the City of Grand Terrace, California.
- Assessor's Data:** 0275-231-47
- Due Date:** Offer to be submitted to dmendoza@epicland.com
- Information:** <http://gosbcta.com/>
- Contact:** Please contact Darcy Mendoza at 951-321-4748 or dmendoza@epicland.com for more information regarding this sale. The complete Request for Offer Package will be provided upon request.

Data Sheet
Portion of 0275-231-47

The information contained in these sources is deemed reliable, but accuracy and completeness are not guaranteed. This material is provided merely as a courtesy to the prospective bidders. All prospective bidders are encouraged to make visual inspections prior to the auction. The property is sold in an "AS IS" condition.

Appraisal:	SBCTA conducted an appraisal on the Property.
Size:	1.84± Acres
Zoning:	CM (Commercial Manufacturing) / BRSP (General Comm)
Topography:	The overall area is level at slightly above the grade of Barton Road.
Frontage:	Located on the south side of W. Carhart Road on which the property has frontage.
Accessibility:	The property would be accessed from W. Carhart Road.
Tenancy:	The Property is unimproved and vacant.
Encroachments:	The Property has no encroachments.
Taxes:	The Property is not assessed for taxes while vested to SBCTA. It will, however, be assessed after transfer into private ownership.
Encumbrances:	Subject to special assessments if any, restrictions, reservations, and easements of record. The sale of this Property is subject to all matters of public record and any easement, claim of easements or reservations not of record. Prospective bidders can consult with local title companies if more complete information regarding the title of the property is required.

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