



FOR SALE

296 5TH AVE, UPLAND CA 91786

REDEVELOPMENT OPPORTUNITY

PROPERTY HIGHLIGHTS

- \$1,100,000
- 6,951 square feet
- Within the downtown specific plan
- Multi - Family /Senior housing district
- Please call with your planned concept



DOWNTOWN SPECIFIC PLAN

- [Click here to download](#)

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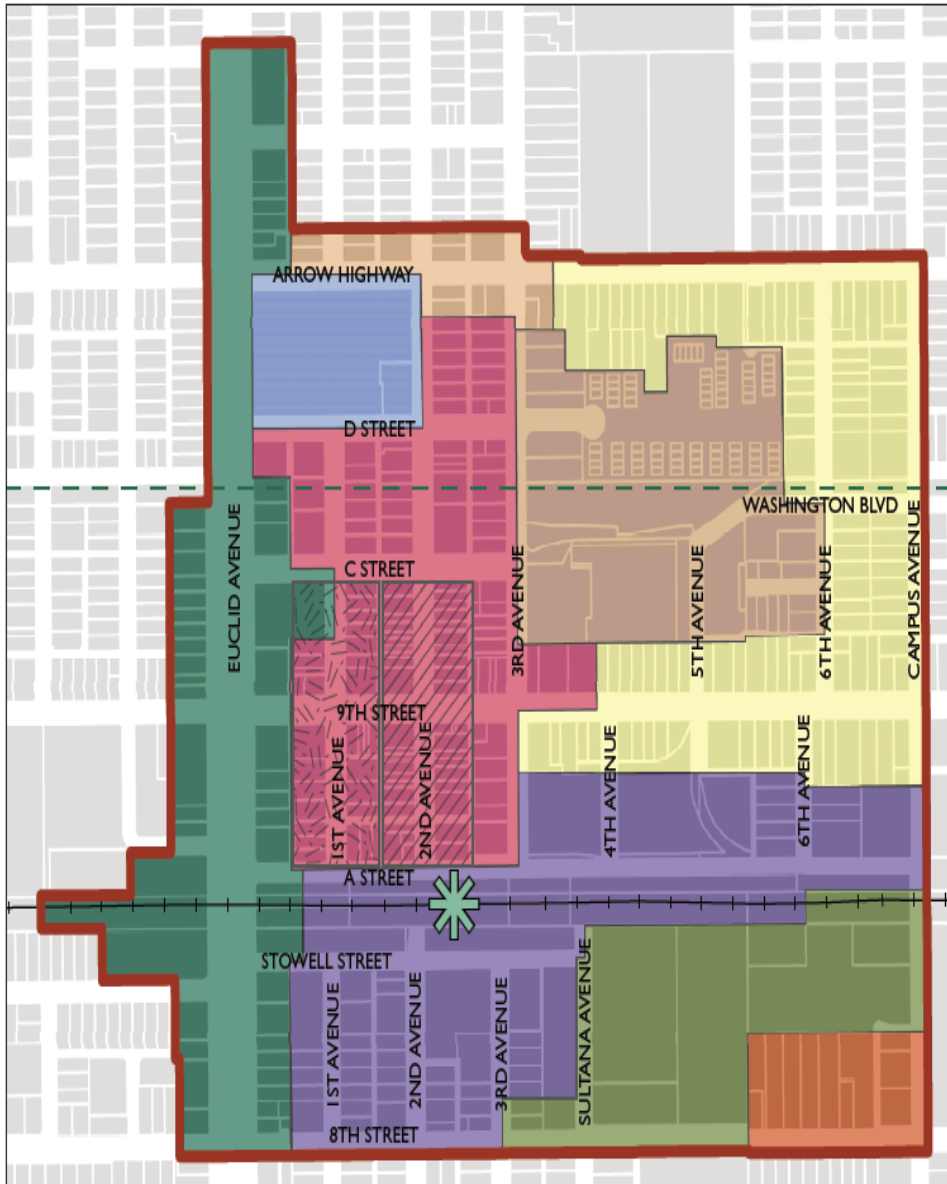


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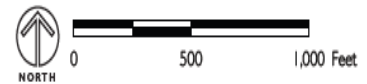
CA 91786

DOWNTOWN DISTRICTS



- Metrolink Station
- Rail Line
- Pacific Electric Trail
- Historic Downtown Upland Specific Plan
- Downtown Districts**
- Euclid District
- Old Town District
- Historic Core Overlay
- 1st Avenue Overlay
- Arrow Highway District
- Civic Center District
- Pleasant View District
- Multi-Family/Senior Housing District
- Citrus Transportation District
- Residential Transit District
- Olivedale District

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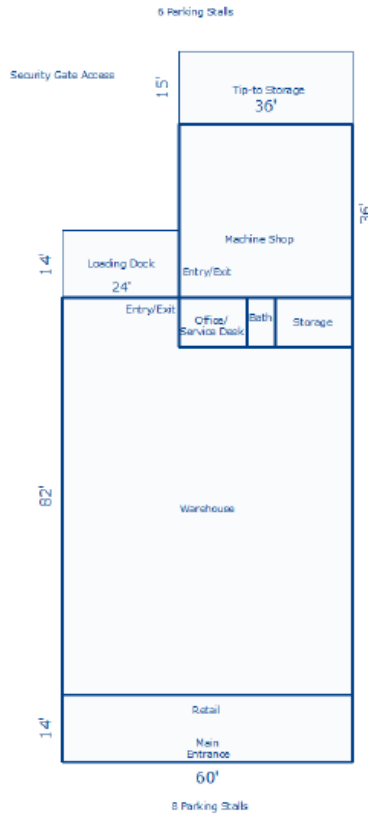
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BUILDING PLAN

296 N. 5th Sketch



AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
GBA1	Warehouse	4560.00	
	Retail	840.00	
	Machine Shop	1296.00	
	Office	140.00	
	Bath	60.00	
	Storage	160.00	7056.00
	Loading Dock	336.00	
OTH	Storage/Tip To	540.00	876.00
	Net BUILDING Area	(rounded)	7056

BUILDING AREA BREAKDOWN		
	Breakdown	Subtotals
Warehouse	72.0 x 60.0	4320.00
	10.0 x 24.0	240.00
Retail	14.0 x 60.0	840.00
	36.0 x 36.0	1296.00
Machine Shop	14.0 x 10.0	140.00
	10.0 x 6.0	60.00
Storage	16.0 x 10.0	160.00
	7 Items	(rounded)

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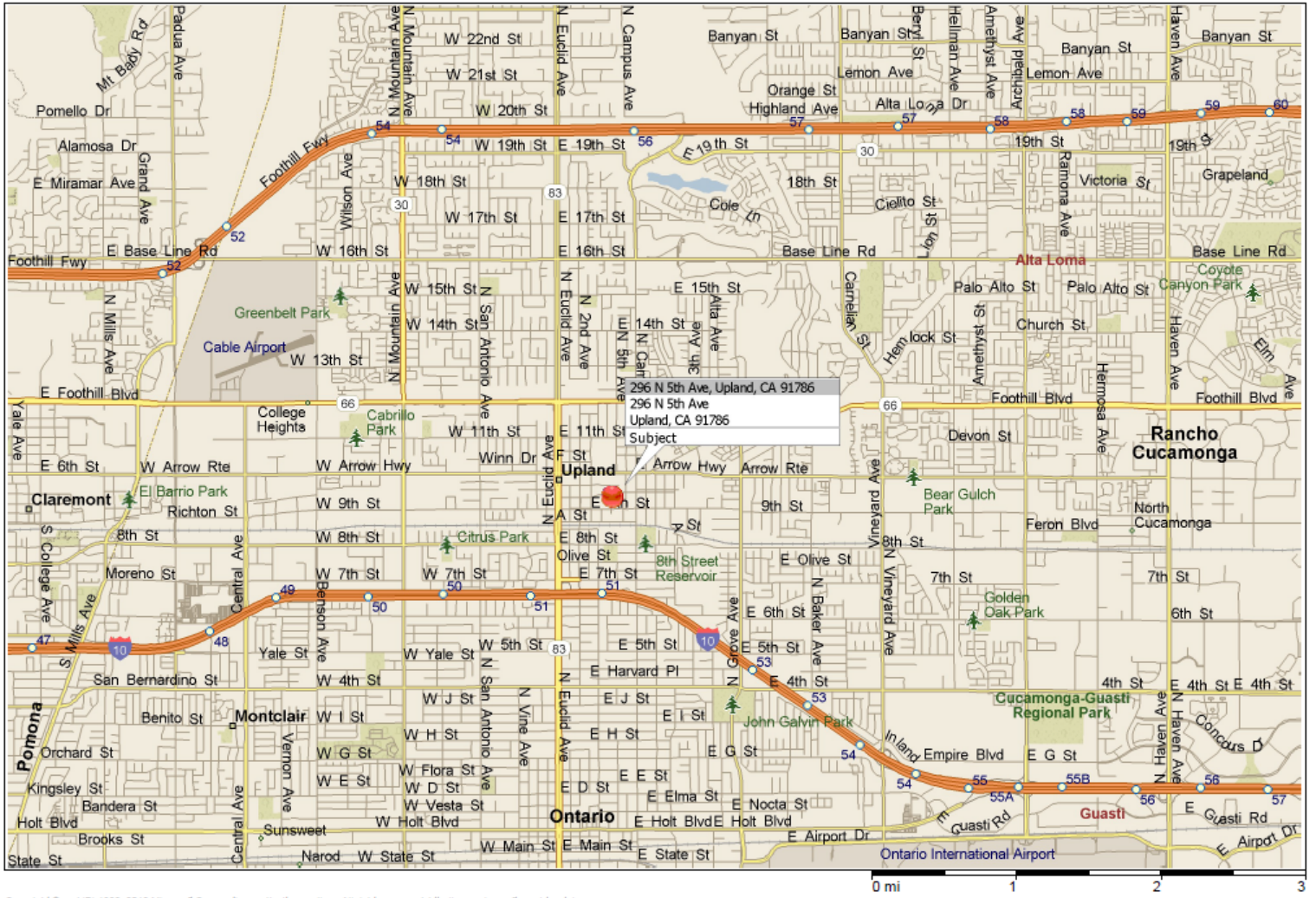
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FOR SALE 6,951 SF COMMERCIAL SPACE

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UPLAND, CA 91786

LOCATION MAP



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