

AVAILABLE FOR SALE

40.48± ACRES SINGLE FAMILY RESIDENTIAL DEVELOPMENT LAND (ALL OR PART)

SACRAMENTO STREET AT LOUISIANA STREET

COALINGA, CA



NEWMARK
PEARSON COMMERCIAL

Jeff Wolpert, ALC
Senior Vice President - Land Division
t 559-447-6295
jwolpert@pearsonrealty.com
CA RE Lic. #01487371

Independently Owned and Operated | Corporate License #00020875 | newmarkpearson.com

FRESNO OFFICE: 7480 N. Palm Ave. #101, Fresno, CA 93711, t 559-432-6200 | **VISALIA OFFICE:** 3447 S. Demaree St., Visalia, CA 93277, t 559-732-7300
The distributor of this communication is performing acts for which a real estate license is required. The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

SACRAMENTO STREET AT LOUISIANA STREET

COALINGA, CA

PROPERTY INFORMATION

HIGHLIGHTS

- Approximately 40.48± Acres Available Zoned R-1
- Seller Will Consider Parcel Split or Option Arrangements
- City Sewer And Water to the Property
- Storm Water Retention Provided
- Close to Retail
- Contiguous to Established Neighborhood



\$1,619,200 (\$40,000 per acre)
ASKING PRICE

	DEMOGRAPHICS	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
POPULATION	2030 Projection	9,295	12,882	13,082
	2025 Estimate	9,258	12,874	13,079
	Growth 2025-2030	0.40%	0.06%	0.02%
	Growth 2020-2025	16.30%	11.96%	9.94%
HOUSEHOLD	2030 Projection	3,137	4,283	4,326
	2025 Estimate	3,124	4,281	4,325
	Growth 2025-2030	0.42%	0.04%	0.02%
	Growth 2020-2025	16.72%	13.27%	12.09%
	2025 Est. Average HH Income	\$81,104	\$84,115	\$84,023

Source: Claritas 2026

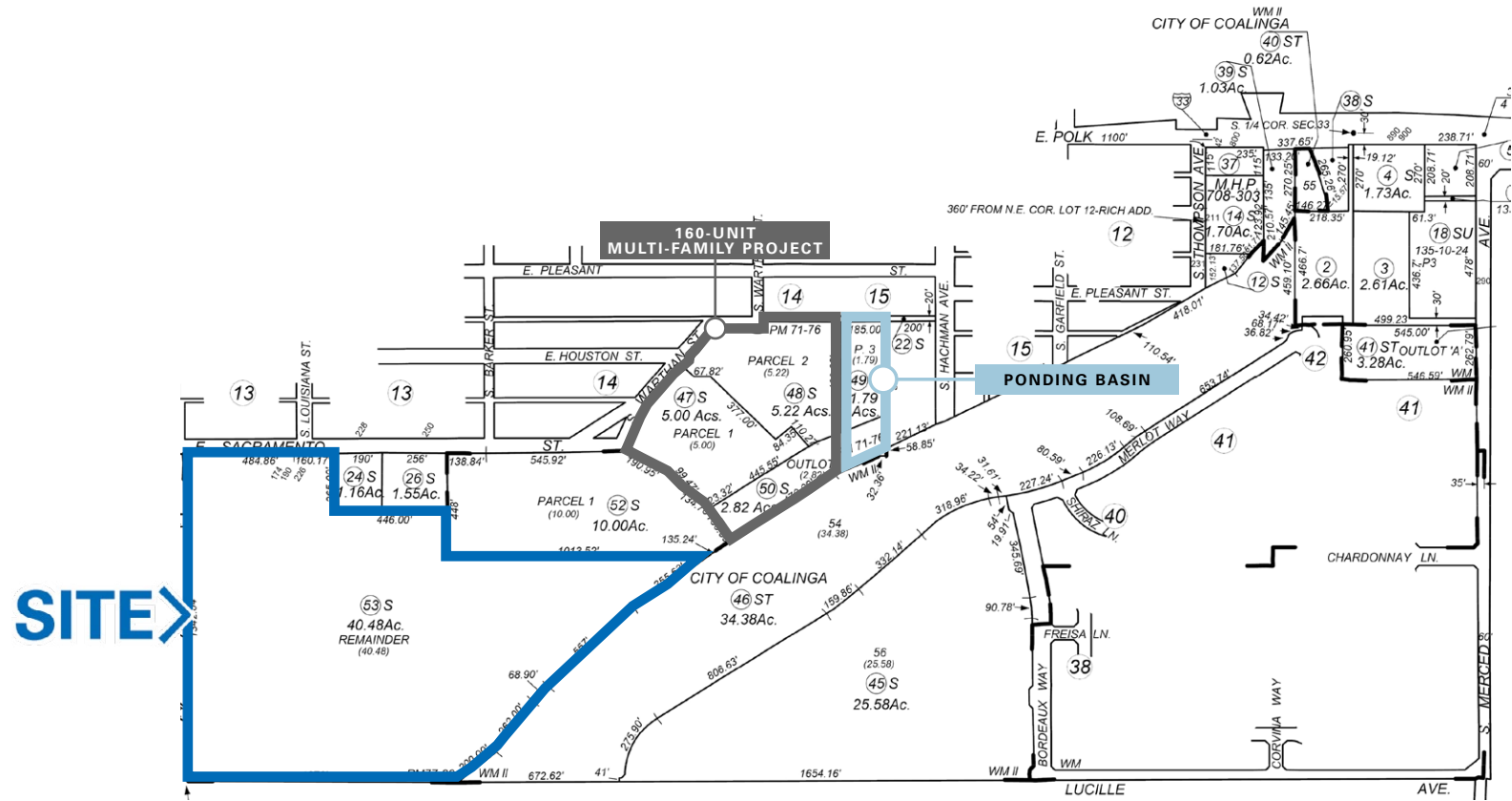


SACRAMENTO STREET AT LOUISIANA STREET

COALINGA, CA

PARCEL

MAP





For information, please contact:

Jeff Wolpert, ALC

Senior Vice President - Land Division

t 559-447-6295

jwolpert@pearsonrealty.com

CA RE Lic. #01487371



NEWMARK
PEARSON COMMERCIAL

Independently Owned and Operated
Corporate License #00020875
newmarkpearson.com

FRESNO OFFICE
7480 N. Palm Ave. #101
Fresno, CA 93711
t 559-432-6200

VISALIA OFFICE
3447 S. Demaree St.
Visalia, CA 93277
t 559-732-7300

The distributor of this communication is performing acts for which a real estate license is required. The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice.