

# LAND AVAILABLE FOR SALE

1811-1833 W KETTLEMAN LANE, LODI, CA 95242



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DRE #01901890

# PROPERTY OVERVIEW

The properties at 1811-1833 W Kettleman Lane, Lodi, CA 95242, present notable opportunities for commercial development, given their strategic location and the surrounding business environment. It offers promising opportunities for commercial development, given their strategic location and the city's growth trajectory.

Investing in these properties presents a compelling opportunity, given their strategic location, flexible zoning, and the positive economic indicators of Lodi. Prospective buyers should consult with local planning departments and conduct thorough market analyses to align development plans with current and future community needs.

Shovel-ready commercial land with utilities in place — electricity, water, and sewer already connected. Unlike raw land, this site offers significant savings on infrastructure costs and is zoned for commercial development per city planning. Ideal for retail, restaurant, or office use.

## Seller Financing Available

### OFFERING SUMMARY:

<b>Asking Price:</b>	\$1,650,000
<b>Property Type:</b>	Commercial Lot
<b>Lot Area:</b>	74,650 (Per Realquest)
<b>Acres:</b>	1.71 (Per Realquest)
<b>APN:</b>	031-330-10/031-330-09



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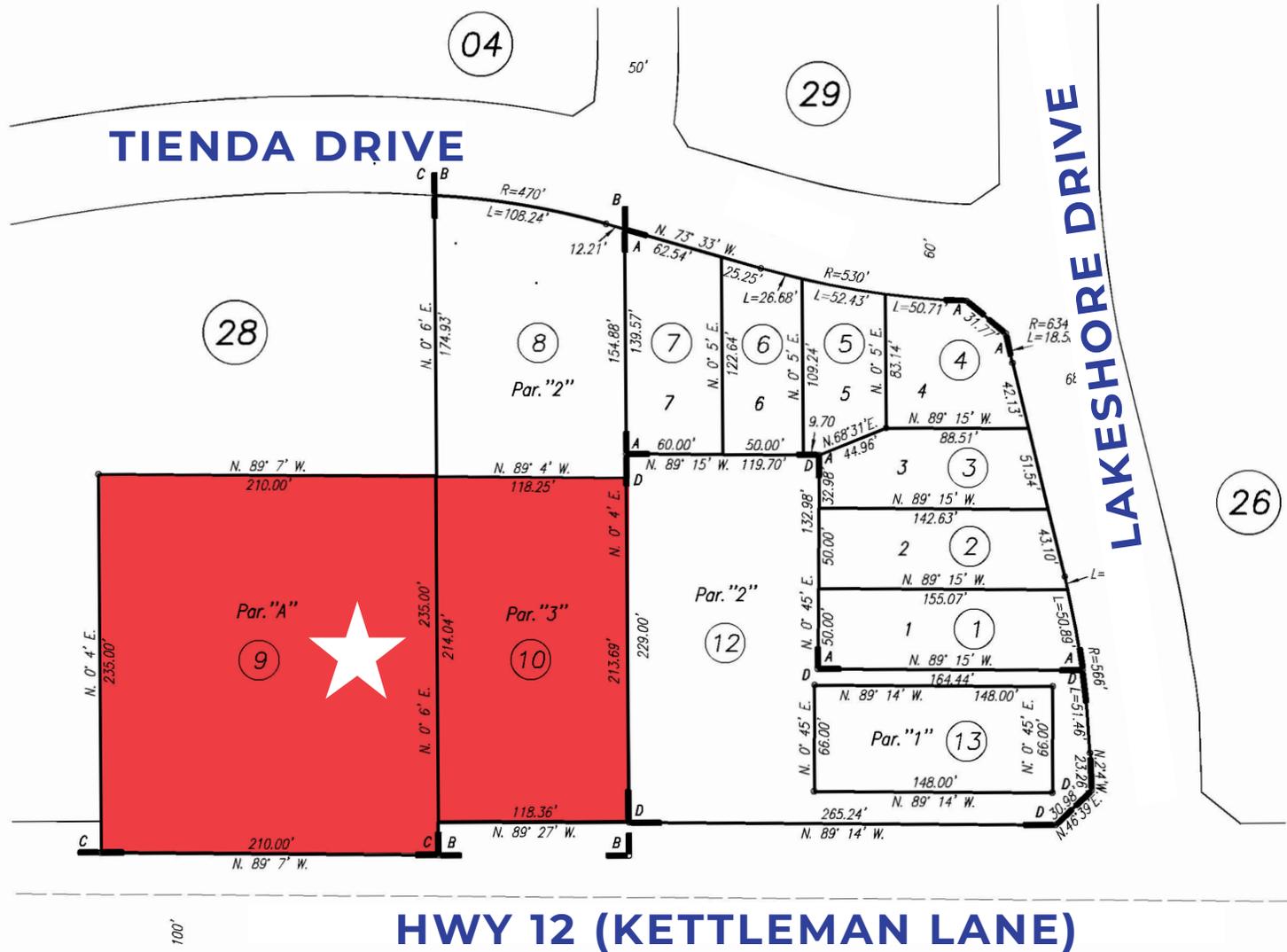
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# PARCEL MAP



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