

# 4 LOTS FOR SALE

**LOTS FROM .59 +/- to 1.01 +/- ACRES**

**WOODLAND, CA**

**Location:** Located at East Main Street to the North, Douglas Lane to the West and Hays Lane to the South, Woodland, Yolo County, California, off of very busy I-5 and CR 102 interchange. Direct access off of I-5 Northbound, exit across Road 102, to right into Lots 4 & 5.

Lot 1 – 0.98 +/- Acres, APN: 027-310-060

Lot 2 – 1.01 +/- Acres, APN: 027-310-061

Lot 4 – 0.96 +/- Acres, APN: 027-310-065

Lot 5 – 0.59 +/- Acres, APN: 027-310-064

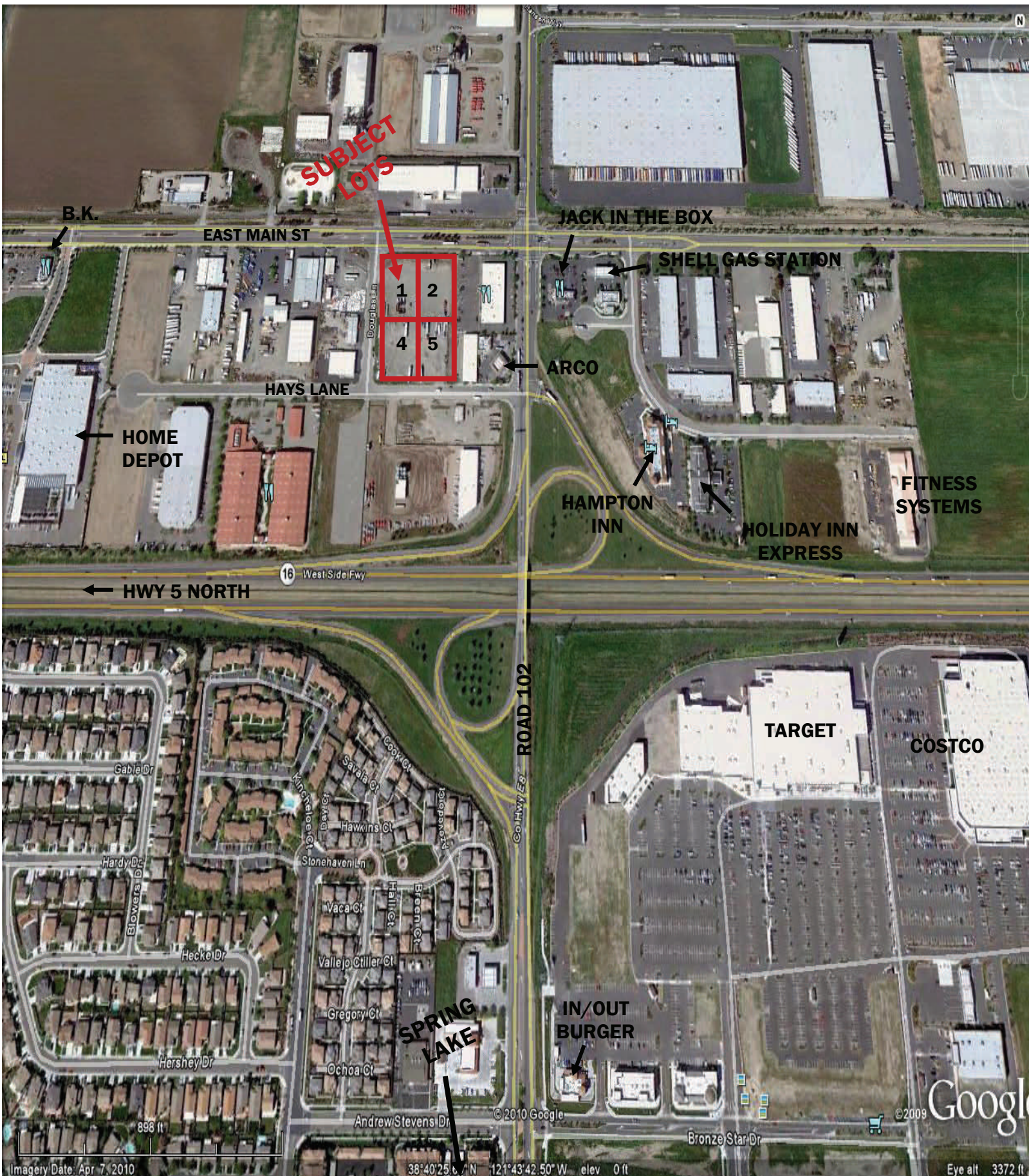
**Price:** \$1,350,000 (\$8.75 per sq. ft.) for 3.54 +/- acres in bulk. For sites less than 3.54 +/- acres submit to determine price.

**Zoning:** Entryway Overlay (EOZ), Highway Commercial (C-H)/Planned Development Overlay (P-D). Highway Commercial permitted uses are Auto Parts Store, Auto & Truck Service Stations, Auto Repair, Bed & Breakfast, Cafes, Coffee Shops & Restaurants, Car Washes, Plant Nurseries, Produce Stands and Health Clubs. Conditional uses are Auto Sales, Auto Rental, Auto Service & Repair, Auto Lube Shop, Bars, Bowling Alleys, Bus Depot, Churches, Fast Food Restaurants, Drive-In Theaters, Hotels/Motels, Laundromats, Mini-Storage Facilities, Parking Facilities, Public & Private Schools, Public Buildings and other uses.

Call City of Woodland, Community Development, Planning Department: (530) 661-5820 to determine if your proposed use works in the zoning.

**Chuck L. Krouse**  
**Broker**

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**SUBJECT LOTS**

1 2  
4 5

B.K.

EAST MAIN ST

JACK IN THE BOX

SHELL GAS STATION

ARCO

HAYS LANE

HOME DEPOT

HAMPTON INN

HOLIDAY INN EXPRESS

FITNESS SYSTEMS

16 West Side Fwy

HWY 5 NORTH

ROAD 102

TARGET

COSTCO

SPRING LAKE

IN/OUT BURGER

Andrew Stevens Dr

Bronze Star Dr

Google

Imagery Date: Apr 7, 2010

38°40'25.6" N 121°43'42.50" W elev 0 ft

Eye alt 3372 ft

