

# Golden Valley Real Estate

a division of Golden Valley Real Estate, Inc. - BRE License #01494534

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## Available Acreage

492	2.53 acres on Holiday Avenue, west of 266 <sup>th</sup> Street West in Kern County. This level parcel is located in the very west side of the Antelope Valley. There are a number of existing homes in the area and the views are fantastic!	\$6,250.00
In Escrow	2.53 acres on 227 <sup>th</sup> Street West and Buckhorn Avenue in Kern County. This level parcel is located near new solar development and it is in a neighborhood of existing ranches. It has great mountain and valley views!	\$6,500.00
In Escrow	2.5 acres at 268 <sup>th</sup> Street West just south of Holiday Avenue in Kern County. This level parcel is located near the foothills of the Tehachapi Mountains! It's in a neighborhood of existing ranches and the views are fantastic!	\$6,500.00
469	2.57 acres on Bobtail Lane and 254 <sup>th</sup> Street West in Kern County just north of Holiday Valley Estates. This level lot is located just north of an existing ranch with great views and it is easily reached using the Aqueduct Road.	\$6,500.00
483	2.52 acres on Aqueduct Road and 253 <sup>rd</sup> Street West in Kern County. This property is located just north of the Pacific Crest Trail with spectacular views of the Antelope Valley. There is future planning for a nearby solar plant!	\$7,000.00
In Escrow	2.01 on 206 <sup>th</sup> Street West and Avenue D14 in the Fairmont area. This level, cleared parcel is located close to the Arthur B Ripley Desert Woodland State Park and it has easy access of paved Lancaster Road. Priced to sell!	\$7,000.00
*627	2 - 1.41 acres on 190 <sup>th</sup> Street West at Avenue A-2 in the Fairmont area. Each 1.41 acre lots are on 190 <sup>th</sup> Street	
*628	West, a maintained road, with power in the street. A cargo container included on the southerly parcel! Each lot:	\$7,900.00
*629	1.26 acres on Coppermill Road and 123 <sup>rd</sup> Street West in the foothills west of Johnson Road. This level parcel shares the same access as neighbors secluded, long time, estate style ranch. It's a hard to find, unique property!	\$8,750.00
610	2.39 on Sue Avenue and 218 <sup>th</sup> Street West in Kern county, ¼ mile north of Patterson Road. This level parcel is in an area with solar farm developments and scattered rural ranches. This low price could yield good future returns!	\$8,950.00
619	1.81 acres at 161 <sup>st</sup> Street West and Avenue A-2 in the Fairmont area. This level parcel is located about 660 feet south of paved Avenue A and a large solar development. It's a nice property that is offered at a very good price!	\$9,000.00
454	2.1 acres on Avenue C-4 and 267 <sup>th</sup> Street West in the Neenach area. This level lot is just north of Barnes Ranch Road in a far west location that is hard to find. Scattered rural ranches are nearby as is Holiday Valley Estates!	\$10,000.00
488	1.78 acres at Avenue I-4 and 131st Street West in the Munz Ranch area. This property is located a little over ½ mile off of paved Munz Ranch Road. Power and phone are at homes about ¼ mile away. Beautiful views!	\$10,000.00
In Escrow	1.88 acres on 107th Street West and Avenue B-6 in the Antelope Acres area. This level parcel is located about a ¼ mile east of paved 110 <sup>th</sup> Street West, power and phone. It's near homes and the new solar developments!	\$12,000.00
480	1.78 acres at 133 <sup>rd</sup> Street West and Avenue I-6 in the Munz Ranch area. This beautiful parcel is located in the foothills of Munz Ranch. It is located near other homes and the views from this property are unbelievable!	\$12,000.00
In Escrow	2.5 acres at 105 <sup>th</sup> Street West and Avenue K-10 in the Del Sur area in the foothills just north of the aqueduct off Johnson Road. This property has great views of the Tehachapi Mountains and Valley south of Avenue K.	\$12,777.00
In Escrow	2.5 acres at 105 <sup>th</sup> Street West and Avenue K-10 in the Del Sur area in the foothills just north of the aqueduct off Johnson Road. This property has great views of the Tehachapi Mountains and Valley south of Avenue K.	\$12,777.00
607	2.31 acres at 100 <sup>th</sup> Street West and Avenue A-2 in the Antelope Acres area. It is located about 660 feet south of paved Avenue A. There is power and phone in the street and existing ranches and Rosamond are nearby!	\$14,000.00
*620	2.34 acres on Avenue A-6, one lot west of 85 <sup>th</sup> Street West in the Antelope Acres area. This level parcel is near an area of farming and homes. Power, phone and paved 90 <sup>th</sup> Street West are located less than a half mile away!	\$14,750.00
506	2.31 acres on 267 <sup>th</sup> Street West and Avenue C-10 in Holiday Valley Ranchos. This beautiful, level parcel is just off Barnes Ranch Road. This property is located near the many homes in Holiday Valley! Seller may finance!	\$15,000.00
505	2.17 acres on Lancaster Road at 227 <sup>th</sup> Street West in the Fairmont area! This gently sloped, view property has paved county road frontage, power and phone in the street. Near established ranches and seller may finance!	\$18,000.00

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## *Available Acreage Continued...*

470	.95 net acres on 250 <sup>th</sup> Street West and Avenue B in Holiday Valley Estates. This level lot is located right on the edge of the subdivision for privacy and mountain and valley views. Water, power and phone are in the street!	\$18,000.00
*624	2.35 acres at 78 <sup>th</sup> Street West and Avenue A-8 in Antelope Acres. Level parcel has water and it is about 300 feet from power and phone and it is located in an area with custom, estate-style ranches! It's a great home site!	\$18,500.00
508	1.63 acres on 255 <sup>th</sup> Street West and Avenue B-2 in Holiday Valley Estates. Level property with power and water lines (needs a meter). This is a good lot on the edge of the subdivision with privacy for you! Seller may finance!	\$24,000.00
366	2.05 acres on Abacus Avenue and Bachelder Street in Holiday Valley Estates. This parcels has water lines and power is located about 330 feet away! This is a very nice location for your home or ranch site! Take a look!	\$25,000.00
404	1.81 acres on 255 <sup>th</sup> Street West and Avenue B-2 in Holiday Valley Estates. This level parcel has water AND the \$7,500 meter is installed! It's just ¼ mile off the paved road and it would be a good choice for a homesite!	\$25,000.00
618	2.26 acres on Heather Hill near Alia Street in Holiday Valley Estates. This parcel is located close to paved La Petite and Elise streets. Water is available, phone is across the street and power is about 250 feet away!	\$25,000.00
401	1.70 acres at 82 <sup>nd</sup> Street West and Avenue C-8 in the Antelope Acres area. This level lot is located within the Sundale water district with power and phone in the street and custom ranch homes nearby. It's a nice home site!	\$29,500.00
*632	1.70 acres on 85 <sup>th</sup> Street West and Avenue C-10 in the Antelope Acres area. This parcel is in a neighborhood of custom ranch homes. Power and phone are in the street and water is available if you install a water meter!	\$32,000.00
In Escrow	2.27 acres on 259 <sup>th</sup> north of Avenue B-4 in Holiday Valley Estates. This level parcel is located near the north end of the tract and it has partial fence, power, phone and water meter has been installed. It has great views!	\$34,500.00
498	2.07 acres on the corner of Abacus and Bachelder in Holiday Valley Estates. This is a choice corner lot with phone, an installed water meter, fully chain link fenced and power is about 300 feet away. A great home site!	\$39,000.00
In Escrow	2.02 acres on 65 <sup>th</sup> Street West and Kettering in the City of Lancaster. This property is located a little less than a half mile south of paved Avenue I and power. It may be in the path of growth with lots of tract homes nearby!	\$39,000.00
478	3.62 acres on 210 <sup>th</sup> Street West and Avenue D-10. This property consists of two separate, legal parcels. One is located right on paved, county maintained 210 <sup>th</sup> Street West and they are a little over a ½ mile off Hwy 138!	\$17,000.00
*623	3.13 acres on 80 <sup>th</sup> Street West and Avenue F-4 in the Antelope Acres area. This level parcel is located right paved 80 <sup>th</sup> Street West and a newer constructed home is right next door. Power and phone are just to the north!	\$37,000.00
462	4.62 acres on paved 170 <sup>th</sup> Street West and Avenue B-8 in the Fairmont area. It is located on a paved, county maintained road and some very large solar developments are in the area. Buy it for a home site or investment!	\$12,500.00
467	5 acres 205 <sup>th</sup> Street West and Avenue G in the Kings Canyon area. This level parcel is located at the base of the foothills in an area dotted with homes. It has power and phone in the street and the views are amazing!	\$17,000.00
In Escrow	4.85 acres on 230 <sup>th</sup> Street West and Avenue D-12 in Fruit Grower's Subdivision. Beautiful grass land parcel with power and phone about 300 feet south on paved Lancaster Road. Near the foothills south of Hwy. 138!	\$17,500.00
433	4.25 acres on 235 <sup>th</sup> Street West and Avenue D-8 in the Fruit Grower's Subdivision. This level parcel has county road frontage, and power and phone in the street! Great views and it would be a good site to build a home on!	\$25,000.00
605	4.55 acres on Avenue F-12 and 105 <sup>th</sup> Street West in the Antelope Acres area. This large property is located just ¼ mile off paved Avenue G and it's in an area that is HOT with solar projects and new development!	\$25,000.00
507	4.5 acres on 190 <sup>th</sup> Street West and Avenue E-12 in the Fairmont area. This parcel is on a paved, county road with good well and power in the street. It's in a beautiful location in the valley and seller may finance!	\$34,000.00
611	7.37 acres on Avenue B at 92 <sup>nd</sup> Street West in the Antelope Acres area. This level parcel has frontage on paved Avenue B and power is just across the street. It is in a nice location with homes, ranches are close by! Asking:	\$50,000.00
In Escrow	2 – 10 acre parcels located on Sue Avenue and 200 <sup>th</sup> Street West in Kern County. Both parcels have excellent access due to recent development of major solar projects nearby! Drive by them as see what you think! Each:	\$38,000.00
500	10 acres on Avenue A-4 at 275 <sup>th</sup> Street West. Level land with power and phone lines to the property. This parcel is a great home site in an established, far west neighborhood! It's a rare west side parcel and seller may finance!	\$42,000.00
*633	8.68 acres on 180 <sup>th</sup> Street West and Avenue E-8 in the Fairmont area. This great property has chain-link fence, power on west boundary and 3 large containers. It is in a beautiful location close to the foothills to the south!	\$45,000.00
513	10 acres on 75 <sup>th</sup> Street West and Avenue C-8 in the Antelope Acres area. This parcel is located just north of Highway 138. There are lots of customs homes and ranches to the west. It's just minutes to the 14 Freeway!	\$49,000.00

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## *Available Acreage Continued...*

604	10 acres on 57 <sup>th</sup> Street West and Avenue C-10 in the Lancaster area. It is located just 660 feet from a paved country road and power. Just north of Hwy 138 and west of 14 freeway that is offered at an excellent price!	\$60,000.00
606	9.62 acres on 183rd Street West and Avenue F-4 in the Fairmont area. This beautiful, level parcel is located in an established neighborhood near the southern foothills. It has a 20 gpm well, power and it is partially fenced!	\$75,000.00
432	10 acres divided into 2 – 5 acre parcels on Highway 138 at 234 <sup>th</sup> Street West in the Fruit Grower's Subdivision. This is a beautiful parcel and both lots have paved Highway frontage and power and phone are in the street!	\$98,000.00
474	20 acres Avenue E at 180 <sup>th</sup> Street East in the Hi Vista area. There are scattered ranches in this part of the eastern end of the valley just 2 miles north of paved Avenue G. It is a very large parcel and it is priced for a quick sale!	\$10,000.00
459	19.24 acres on Avenue E and 225 <sup>th</sup> Street East in the Hi Vista area. This huge parcel is located less than ½ mile from paved 230 <sup>th</sup> Street East. There are several scattered homes to the south and it is offered at a very low price!	\$11,000.00
*626	20.28 acres on 295 <sup>th</sup> Street West and Gaskell Road in Kern County. This unique westside property is located near Tejon Ranch in a neighborhood of existing homes. Underground power is in the street so check with SCE!	\$57,500.00
In Escrow	20 acres at 245 <sup>th</sup> Street West and Avenue B in the Neenach area. This is a large, level parcel that is located and accessed via Holiday Valley Estates, a community of homes has existed since the 1980's, about a half mile away!	\$69,000.00
434	20 acres on 270 <sup>th</sup> Street West and Avenue A-6 in the Neenach area. This is a huge property has power and it is located near established ranches. It would make a great homesite and it is priced to sell at just \$4,000 per acre!	\$80,000.00
518	25.97 acres on both sides of paved Hwy 138 just east of 300 <sup>th</sup> Street West. This unique property borders the hills of Tejon Ranch near their planned Centennial development with power and phone. I-5 is just minutes away!	\$130,000.00
438	35 acres on Highway 138 at 250 <sup>th</sup> Street West with over .75 of a mile, 4,150 feet, of prime Highway frontage! This property has major potential for future Highway Commercial due to its unique location on the Westside!	\$500,000.00
In Escrow	39.10 acres divided into 2 parcels with ¼ mile frontage on paved Avenue F at 55 <sup>th</sup> Street East with power and phone in the street. This great property is adjacent to the Rancho Sierra Golf Club, with beautiful, mature trees!	\$125,000.00
440	40 acres on 200 <sup>th</sup> Street West and Avenue C-4 in Fairmont – a hot area for solar. It is near the NRG/First Solar Alta Vista 92 Mega Watt Solar facility. You will be surprised at the huge changes happening in the valley now!	\$240,000.00
495	53.52 acres on Highway 138 and 215 <sup>th</sup> Street West in the Neenach area. This property is located right on the Highway 138 with power in the street. Partial creation of 4 separate parcels just needs to be finalized! Asking:	\$150,000.00
431	76.62 acres on Highway 138 and 230 <sup>th</sup> Street West in Manzanita Colony. This unique property consists of 9 separate, beautiful, grassland parcels. Each parcel has power and phone so you could build a few homes on it!	\$295,000.00
439	105 acres on 280 <sup>th</sup> Street West and Avenue C! This large parcel has power, phone and it borders Tejon Ranch on the west, Mettler Valley Estates on the south! It's a rare large, westside parcel with utilities next to the ranch!	\$375,000.00
345	157 acres on 220 <sup>th</sup> Street West and Avenue B in Neenach. This huge parcel borders the ESolar 92 megawatt generation facility. This project could produce demand for more land for solar power generation! Buy It Now!	\$495,000.00
437	157 acres at 170 <sup>th</sup> Street West and Avenue C in the Fairmont area. This beautiful, level, Joshua woodland parcel is across from the 2,100 acre 230 Mega Wall AVSR 1 Solar project. Prime mitigation land or private ranch site!	\$500,000.00
436	157 acres on Three Points Road and Avenue B-8 in the Holiday Valley area. This prime, huge parcel is located next to Holiday Valley Estates. It has paved road, power and phone to property. This is a very unique property!	\$560,000.00

## *Commercial Property...*

600	1,440 square foot commercial building situated on 6.22 acres of commercial zoned property with frontage on busy Highway 138 at 280 <sup>th</sup> Street West near I-5. The modern building has a large, central, open work area, 4 private offices, kitchen and two bathrooms. It is hard wired throughout for an computer network and has a newer ESI phone system with 4 phone lines and 5 phones, central heat and air. It has direct access from the 10 car concrete, parking lot and mature landscaping with automatic watering system and lots of mature trees. This is your opportunity to own one of the few commercial properties on Highway 138, the connector road between Interstate 5 and the 14 Freeway with lots of car and truck traffic! The Commercial-Rural zoning allows a number of uses and it's about a mile of Tejon Ranch's Centennial planned development! Shown by appointment only.	\$385,000.00
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## Lots Available in Holiday Valley Estates

Located in the West Valley County Water District with no association fees

#470 - .95 acres with power and water available - needs meter installed - \$18,000!

#499 - 2.27 acres with partial fence, phone, power available and water meter is installed - \$34,500!

#404 - 1.81 acres with water AND meter installed - \$25,000!

#508 - 1.63 acres with power and water lines to property - \$24,000!

#366 - 2.05 acres with power and phone close. Needs a water meter - \$25,000!

#498 - 2.07 acres with fully chain link fence, water meter installed and power 300 feet away - \$39,000!

In escrow - 1.59 acres with power and water lines to property and meter installed at savings of \$7,000 - \$35,000!

#618 - 2.26 acres with power and phone close. Needs a water meter - \$25,000!

