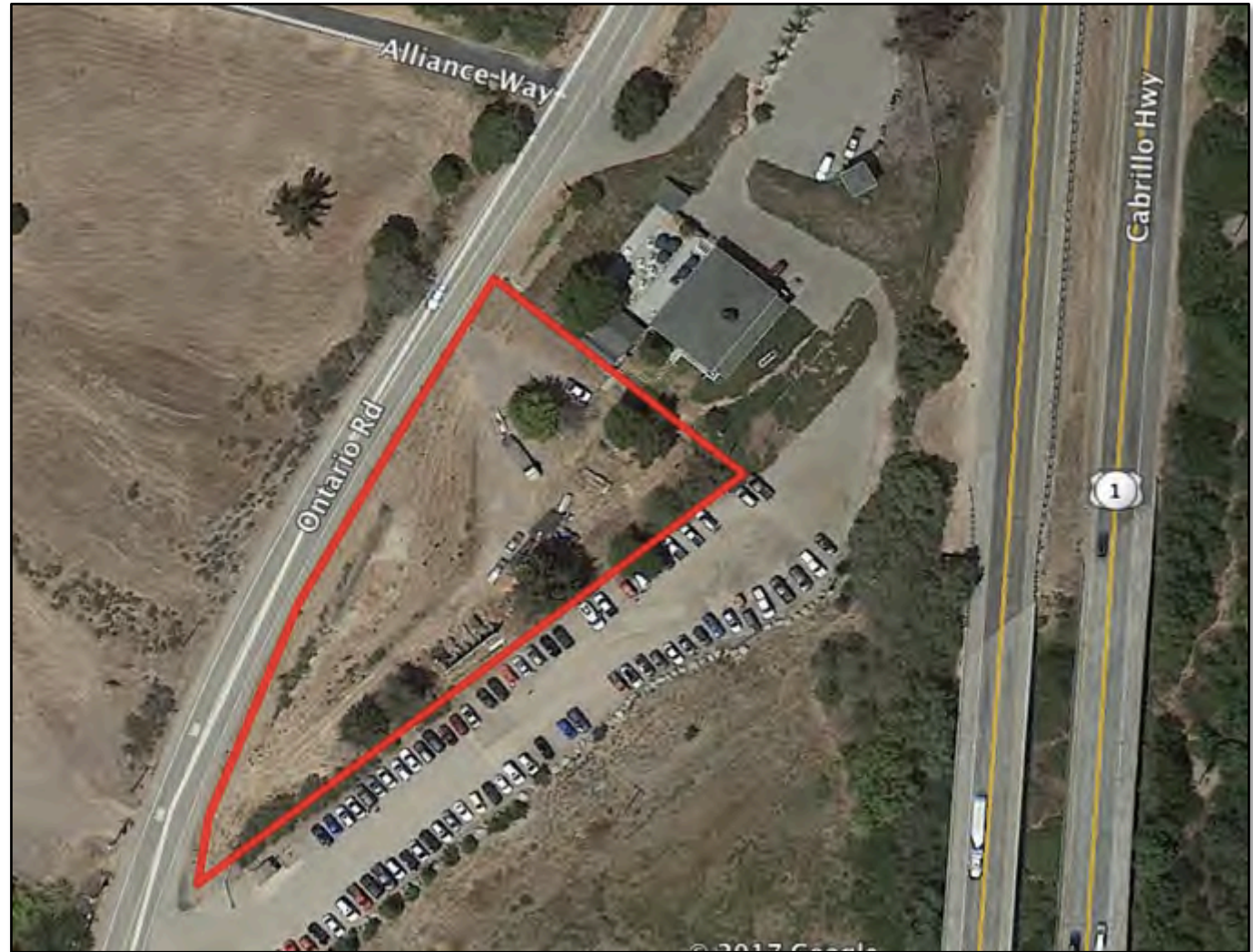


- US 101 Adjacent with Partial Freeway Visibility
- Wide Range of Recreational Zoned Uses
- Located in the Unincorporated Portion of Avila Beach, next to the Bob Jones Trailhead. (County of San Luis Obispo)
- Approximately 30,841 sq. ft. total
- Available Immediately
- Purchase Price: \$455,000
- Billboard present on property can be purchased for additional cost



Summary

Small Recreational zoned land located in the Avila Beach/Pismo Beach communities ---the heart of the Central Coast tourism. Adjacent to the popular parking lot for the Bob Jones Trail, the property supports a wide range of uses for recreational/tourism purposes.



Parcel Characteristics	
APN:	076-261-024
Legal Description:	Per title report
Land Use Zone:	Recreational – County of San Luis Obispo
Utilities:	Will serve letters on file with the County
Well and Septic:	To be developed with the intended use.
Land Area (sq. ft.):	30,841 sq. ft.
Encumbrance: Billboard	Billboard/billboard revenues are not part of purchase price; can be purchased for additional cost.

