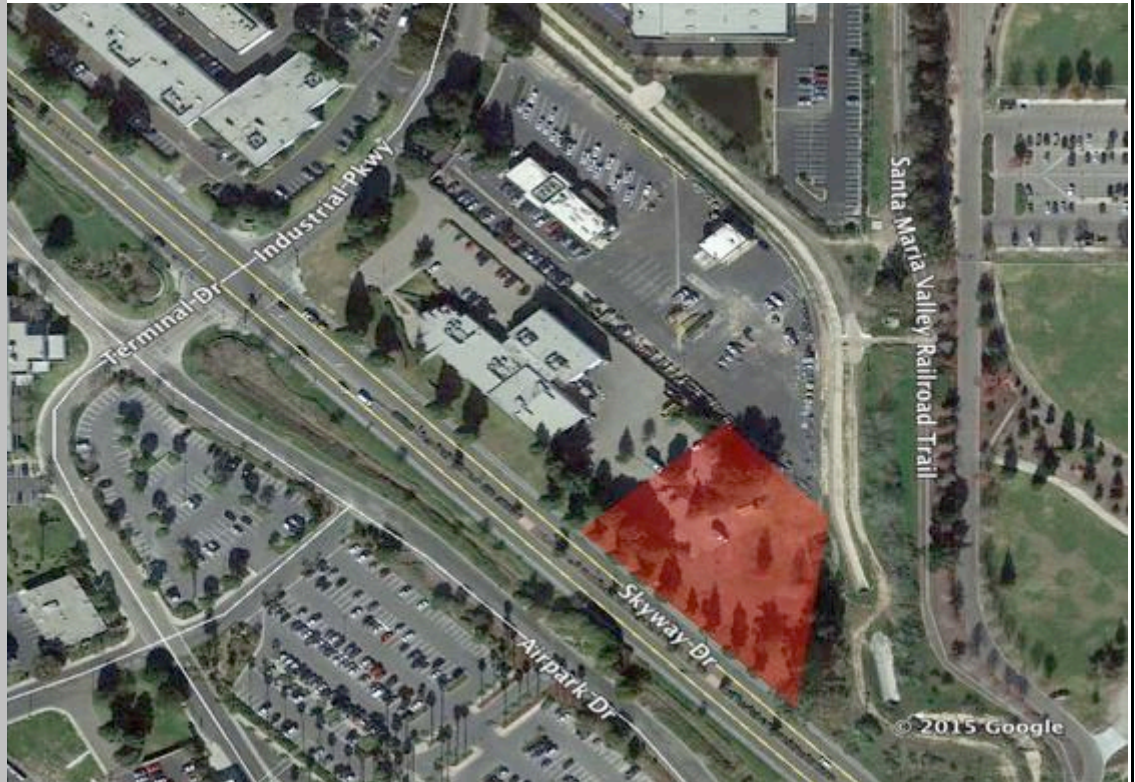


+/- 1.35 Acres Parcel for Sale
3200 Skyway Drive
Santa Maria, CA

**For
Sale**

Contact:
Steve McCarty
DRE# 00977930

Steve Davis
DRE# 01843738



Offering:

- ◆ Excellent Skyway Drive Location
- ◆ Adjacent to the Airport and Hagerman Sports Complex
- ◆ Rare 1.35 Acre Parcel (completing parcel split)
- ◆ Zoned M1-PD Light Industrial/Commercial
- ◆ Sale Price: \$475,000

Stafford-McCarty Commercial
Real Estate
641 Higuera St., Suite 201
San Luis Obispo, CA 93401
805-543-1801
www.staffordmccarty.com



Summary

This is a Santa Maria high-visibility and upper-end location across from the Santa Maria Airport. The site is currently undergoing a lot split and will be zoned PD-M1: Light Industrial. It is located near the City's Hagerman Sports Complex, Airport, Santa Maria Country Club and YMCA.

Parcel Characteristics

APN:	Currently part of APN 111-291-023 (Parcel split being completed)
Legal Description:	Per title report
Land Use Zone:	M1-PD Light Industrial
Utilities:	Available
Land Area:	Approximately 58,800 sq. ft.
Parcel Split:	With neighboring and owner: Santa Maria Times
Additional Access Easement	Via Industrial Parkway

Aerial view and proximity to major access routes, State Highway and US Freeway



APNs and adjoining parcels

Stafford-McCarty Commercial Real Estate

641 Higuera Street, Suite 201, San Luis Obispo, CA 93401 * 805-543-1801 (voice) * 805-543-1857 (fax)
www.staffordmccarty.com

Information contained herein has been obtained from the owner of the property or from other sources deemed reliable. We have no reason to doubt its accuracy, but we do not guarantee it.