

# \$71,000 - 4 Ac Nugget Road, Phelan

MLS® #HD24234446

**\$71,000**

0 Bedroom, 0.00 Bathroom,  
Land on 4 Acres

N/A, Phelan,

4.1 Acres (APN: 3066-021-09) GPS:

34.43594, -117.58588 This 4 acre residential property is located in Phelan, CA. According to the San Bernardino County the property is zoned as PH/RL - Phelan/Pinon Hills Rural Living. This is a residential zoning that allows for single family homes and incidental agriculture. The property could be subdivided into 2 acre lots. Overhead electricity is approx 330 ft north and Avenal St. Phelan Pinon Hills CSD services the water in the area, a water line is approx 700 feet west along Beekley Rd. Residents in the area have septic tanks for sewer needs and propane tanks for their gas needs. Living in Phelan, CA, offers a perfect blend of rural charm, open space, and accessibility to Southern California's conveniences. Located in the scenic High Desert, Phelan provides a peaceful, spacious lifestyle with panoramic mountain views and a close-knit community feel. For those who value privacy and outdoor recreation, Phelan offers larger lots and open landscapes ideal for hobbies like horseback riding, gardening, and off-road activities. Despite its rural appeal, Phelan is only a short drive from the amenities of Victorville and the Inland Empire, making it a great choice for families, retirees, or anyone looking to escape the fast pace of city life without being too far from essential services. Additionally, with lower property costs than many other areas in Southern California, Phelan is an attractive option for building a custom home or investing in land, making it a



hidden gem for those seeking an affordable yet fulfilling lifestyle. This property does not yet have an address, the address listed is for marketing purposes only. While the boundary lines on the map offer a glimpse, they are only approximate. A Buyer should verify boundaries, zoning and utilities, ensuring every aspect aligns with their vision for the property.

## Essential Information

MLS® #	HD24234446
Price	\$71,000
Bathrooms	0.00
Acres	4.10
Type	Land
Status	Closed
Listing Agent	Kristen Maley
Listing Office	Landcore Realty

## Community Information

Address	4 Ac Nugget Road
Area	PHEL - Phelan
Subdivision	N/A
City	Phelan
County	San Bernardino
Zip Code	92371

## Amenities

Utilities	Electricity Available, Sewer Not Available, Water Available
View	Desert, Valley, Mountain(s)

## Exterior

Lot Description	Desert Front, Lot Over 40000 Sqft, Horse Property, Rectangular Lot
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## Additional Information

Date Listed	November 12th, 2024
Days on Market	105
Zoning	PH/RL

Short Sale N

RE / Bank Owned N

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