

# **\$1,725,000 - 3131 Delmar Avenue, Loomis**

MLS® #224009580

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## **\$1,725,000**

Bedroom, Bathroom, 845,064 sqft

Land on 19.40 Acres

N/A, Loomis, CA

Acreage in Loomis, come and see this approx. 20-acre splitable parcel. Located in a very desirable area of Loomis with stunning east-facing views on the east side of Sierra College near shopping, entertainment, and downtown Loomis! This property has its own well. Drive up to your gate entry to a historic (planted in 1874) fan palm tree-lined road. The owner was in the process of 4 parcels split at Placer County Planning. Each parcel will be approximately 4.8 acres. A tentative map has been submitted to the County. Zoned 4.6 acres or larger. If you do not want to split, it is perfect for an estate residence on one of the largest remaining parcels in Loomis. Build your custom dream home. All these, within the small quaint town of Loomis. Be a part of this unique location in Placer County where there are highly desirable schools, near Folsom Lake and many recreational opportunities that highlight the outdoors like hiking, boating, water skiing and boarding, kayaking, paddle boarding, and much more. This property is also close and has easy access to Highway 80 with a short trip east to the mountains, west to the ocean or the finest vineyards and wineries in the area like Rockhill Winery. The owner is also a contractor and open to all sorts of possibilities including build to suit.



## **Essential Information**

MLS® #

224009580

Listed Price	\$1,725,000
Square Footage	845,064
Acres	19.40
Type	Land
Sub-Type	Residential Acreage
Status	Active

### Community Information

Address	3131 Delmar Avenue
Area	12650
Subdivision	N/A
City	Loomis
County	Placer
State	CA
Zip Code	95650

### Amenities

Utilities	Public
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### Exterior

Lot Description	Fire Hydrant(s)
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### School Information

District	Placer Union High
Elementary	Loomis Union
Middle	Loomis Union
High	Placer Union High

### Lot Information

Septic Fields	Engineered Septic,Septic Available,Septic Needed
Water	Domestic Well Storage Tank,Domestic Well With Pump
Development Status	Site Plan Approved,Farm Land,Subdivision Possible,Improvement Plans Available,Tentative Map Filed,Lot Build To Suit,Topography Map Available

### Additional Information

Date Sold	February 1st, 2024
Zoning	Agricultural,Agricultural/Residential,Horses Allowed,Livestock

### Listing Details

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**MetroList** All measurements and all calculations of area (i.e., Sq Ft and Acreage) are approximate. Broker has represented to MetroList that Broker has a valid listing signed by seller authorizing placement in the MLS. Above information is provided by Seller and/or other sources and has not been verified by Broker. Copyright 2024 MetroList Services, Inc.

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Listing information last updated on May 16th, 2024 at 7:35pm PDT

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