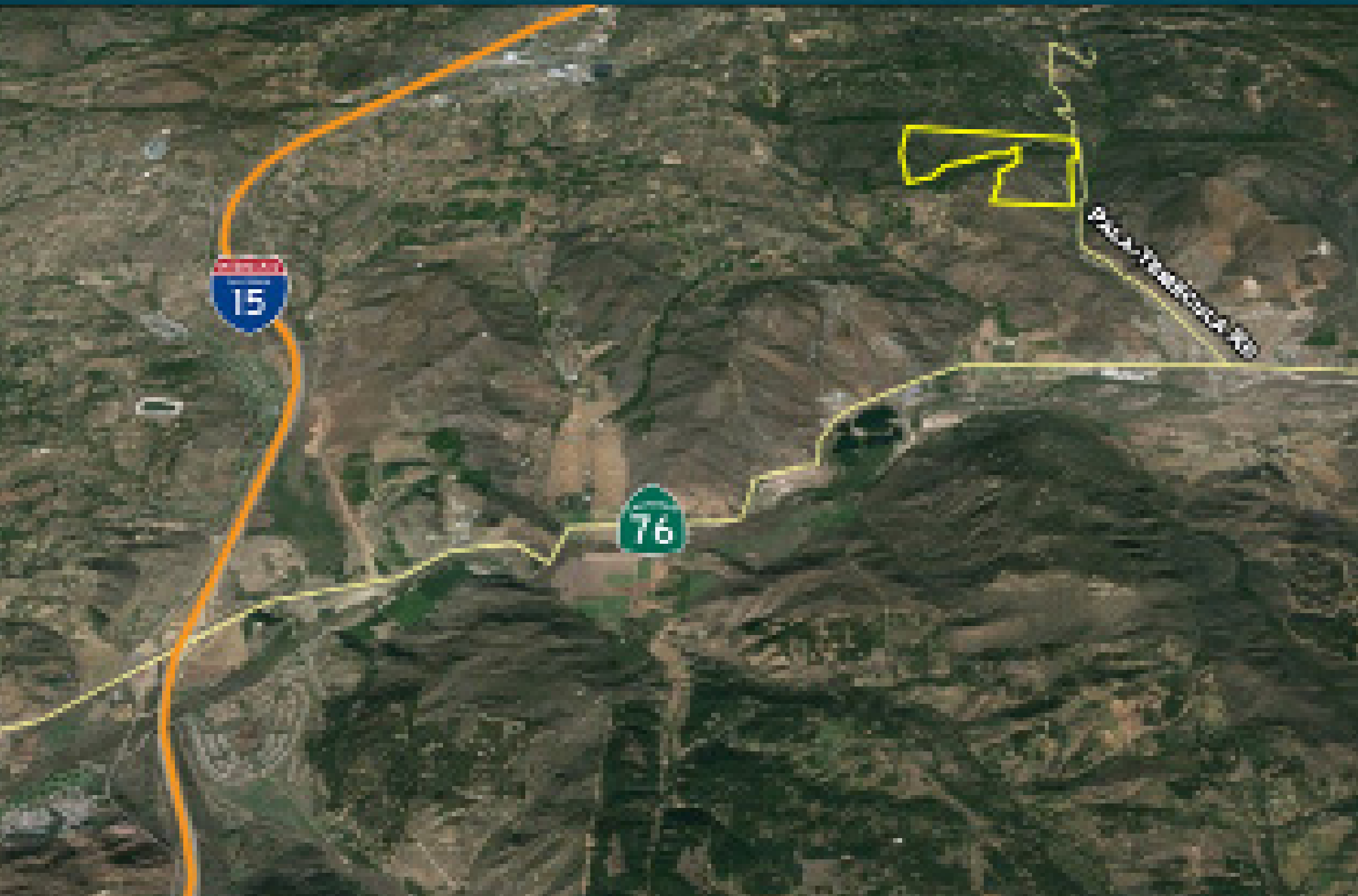


# Rancho Aruba

Rainbow, California



# Rancho Aruba

Rainbow, California

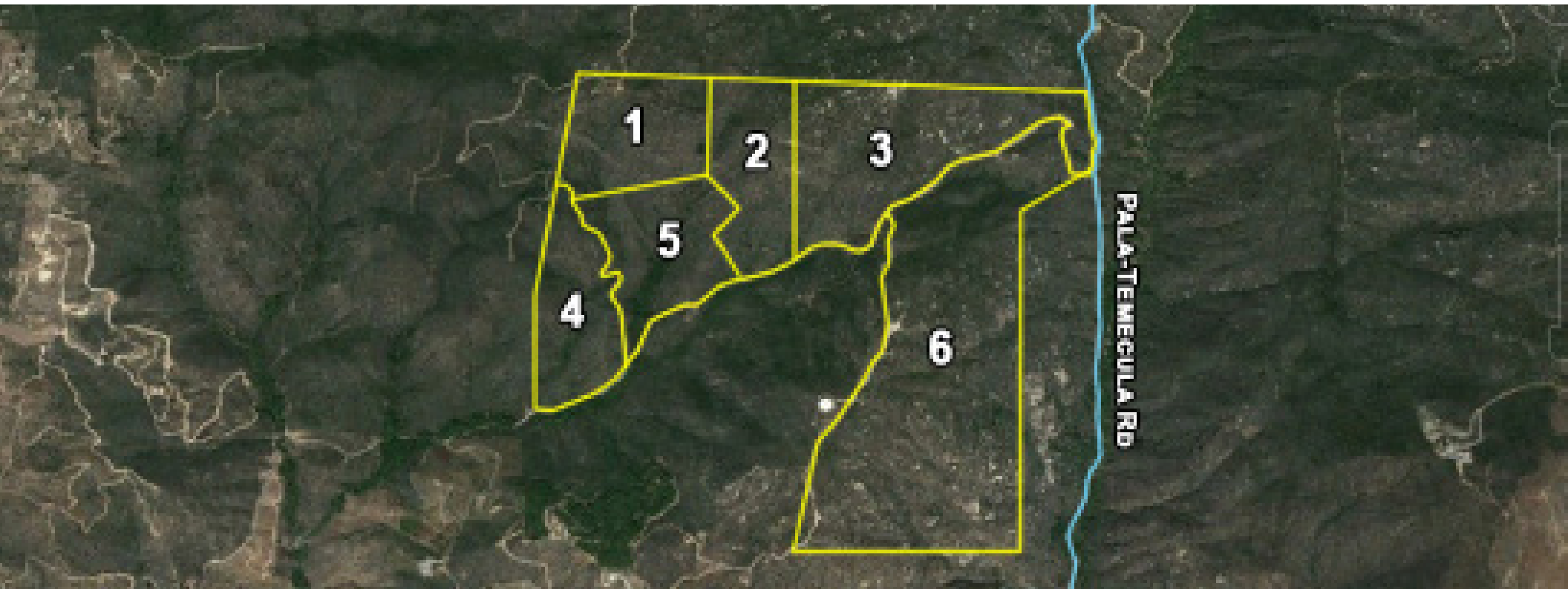
## property description

Project Location	Rainbow, California
Size	460 Acres
Condition	Vacant land
Assessor's Parcel No.	1. 109-140-22 (42.06 Ac) 2. 109-140-23 (48.04 Ac) 3. 109-141-01 (92.68 Ac) 4. 109-140-20 (44.77 Ac) 5. 109-140-21 (43.03 Ac) 6. 109-141-05 (188.47 Ac)
Zoning	Agricultural
Price	Not Disclosed

## Investment Highlights

### Development Opportunity

Rancho Aruba is 460 acres of vacant residential land in northern San Diego County, California. The property consists of 6 parcels ranging in size from ±42 acres to ±188 acres. The property is located on Pala-Temecula Road with easy access to the I-15 freeway.

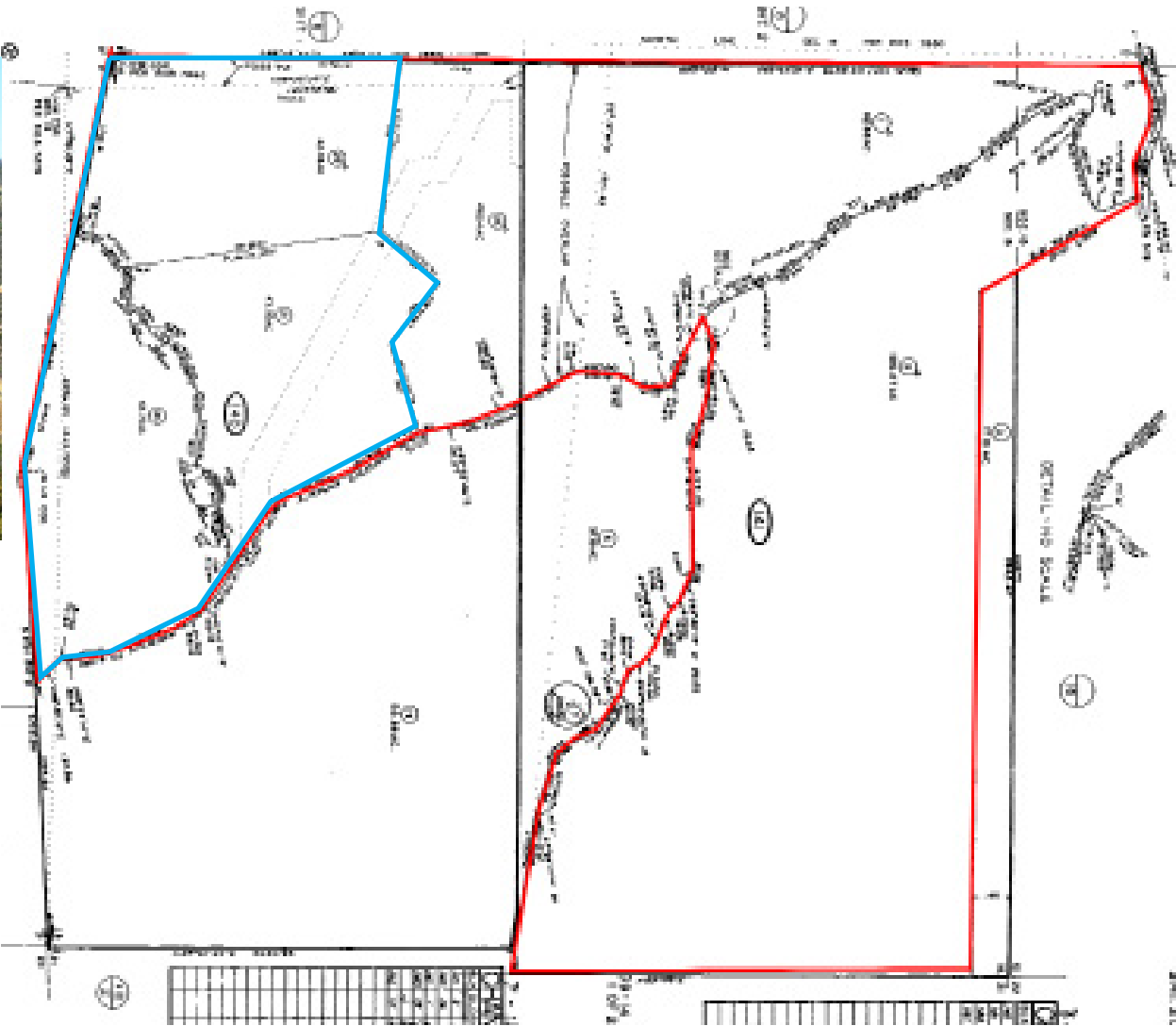


# Rancho Aruba

Rainbow, California

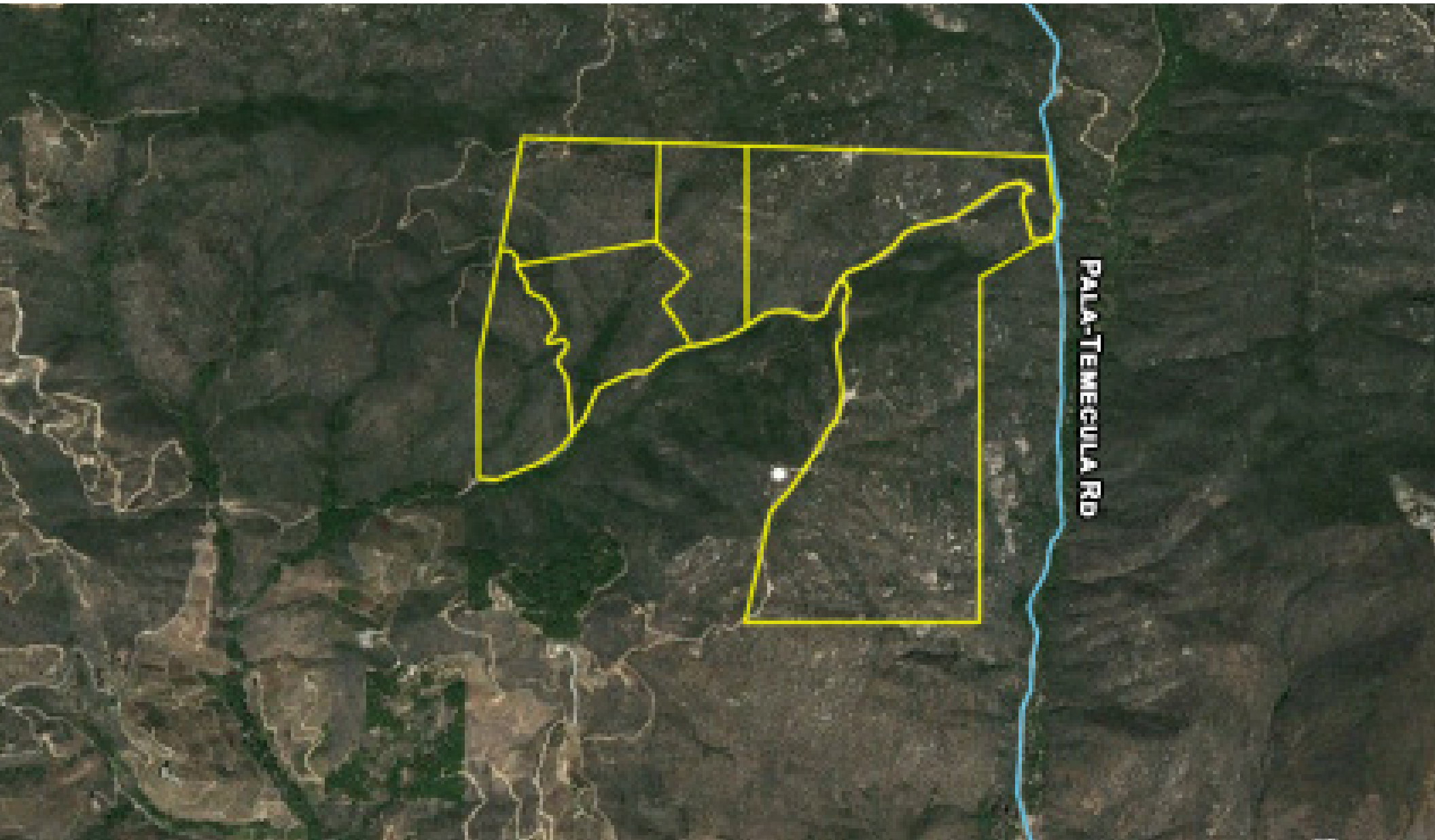
Investment Highlights continued

## Parcel Map



# Rancho Aruba

Rainbow, California



# Rancho Aruba

**SUMMARY:** Rancho Aruba is a four-hundred, sixty (460) acre vacant land parcel(s) located within the outskirts of the community of Rainbow, Northern San Diego County, State of California.

Merits include:

- Size: the project consists of six (6) large contiguous parcels.
- Condition: raw, rugged steep to rolling terrain bisected by growth, vegetation and various water channels.
- Access: access is gained via Pala - Temecula Road allowing for direct access to a major Southern California freeway (i-15 Freeway).

# Rancho Aruba

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