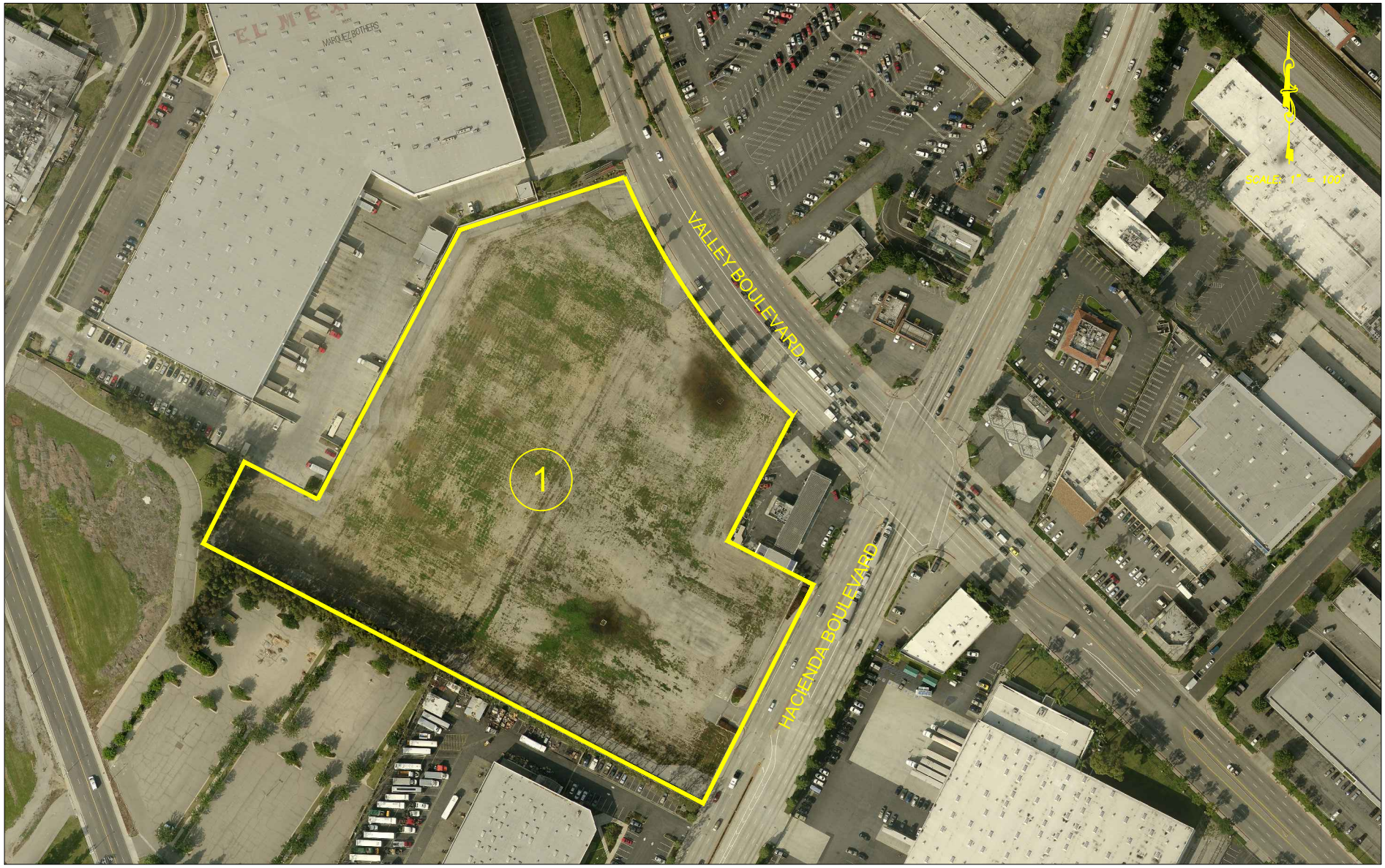
Property Description
Address: 333 Hacienda Blvd., # 1 on Property List
Size: 9.5 acres
Date Purchased: November 2005
IUDA Purchase Price: $17,770,000
Estimated Current Value: $6,621,120 @ $16 SF, $7,400,000 to $7,500,000, 2012 appraisal update
Reason Acquired: To facilitate redevelopment of the site to new industrial development
Plan and Zoning: Industrial
Lease Revenue: None
Environmental: Phase I
Potential for Transit-Oriented Development: None
History of Development Proposals: When purchased the property contained an 110,000 SF commercial building which was leased by K-Mart. The IUDA purchased the property and once the lease ran out demolished the building and rezoned the property to industrial. The property was appraised in May of 2010 as land at $7,400,000 to $7,500,000, which was updated in January of 2012 at the same value. Several companies have expressed their interest in acquiring the property.
Staff Recommendation: Staff recommends the property be offered for sale through direct contact or through brokers.



(1) *Address : 333 S. Hacienda blvd*
City : City of Industry
APN : 8208-027-913
Acre : 9.50 Ac.

Prepared by:
CNC ENGINEERING
Consulting Civil Engineers - Surveyors
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DESIGN BY: V.S. | DRAWN BY: R.B.

CITY OF INDUSTRY

SUCCESSOR AGENCY OF THE INDUSTRY URBAN-DEVELOPMENT AGENCY

PROPERTY LIST ITEM # 1

CHECKED BY: D.T.M.
DATE: OCTOBER 2012

JOB No. MP 12-03#3

SHT. 1 OF 1