



MIXED-USE OPPORTUNITY

19031 MICHELE LANE | TWAIN HARTE

\$2,400,000

23,040 S.F. 3.8 ACRES #41137373

Exceptional mixed-use and redevelopment opportunity in the heart of the charming mountain community of Twain Harte! Formerly part of the larger village center known as 18711 Tiffeni Dr., the center was recently divided into three legal parcels through county-approved lot line adjustments. Parcel A consists of approximately 3.8 acres and features a two-story office building totaling approximately 23,040 square feet, with approximately 11,520 square feet on each level. The county has approved the potential conversion of the existing building into approximately 20–21 apartment units, subject to county conditions and approvals. In addition, the property includes excess land with conceptual plans previously prepared, subject to county approval, for approximately 18 townhomes plus an additional approximately 5,000 square feet of retail/restaurant space. Conditional Use Permit & Site Dev. Permit expires 2032. All Plans & Permit Copies available from Agents. Located in the center of Twain Harte Village, this highly visible property benefits from strong local and tourist traffic year-round! A Must See!



Darla Duckworth

Real Estate Salesperson DRE 01410121

Mobile (209) 402-3600 | Office (209) 586-5200

darladuckworth@aol.com

Howard Schindler, Broker

Schindler Associates DRE 00443877

510-368-9300 |

howard@hschindler.com

COLDWELL BANKER TWAIN HARTE

Box 190, 23003 Joaquin Gully Rd., Twain Harte, CA 95383



COLDWELL BANKER
TWAIN HARTE