

LAND DEVELOPMENT OPPORTUNITY

FOR SALE!

10138 Spring Street, Galt, CA 95632



HIGHLIGHTS

\$950,000

LIST PRICE

\$74,100

PRICE PER ACRE

12.82 AC

PARCEL SIZE



OP

CURRENT ZONING



2 Bed/1 Bath

EXISTING RESIDENCE



Utilities

ELECTRIC & WELL



SCAN FOR DETAILS

12.82 acres of entitled **Office-Professional (OP)** zoned land inside the Galt city limits. The parcel was rezoned from Agricultural-Residential to OP in 2020, positioning it for long-term commercial and professional-office use as the surrounding corridor continues to develop.

A legacy single-family residence occupies the site under a grandfathered residential use. This is a land-value opportunity: an entitled, holdable asset for an investor or builder positioning ahead of the area's continued growth toward Highway 99.

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