

## CRIST REAL ESTATE

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Bare Improved land Listings  
UPDATED FOR MAY 2023  
Business: (951) 767-0622

P.O. Box 391466  
53495 OLD RANCH RD  
Anza CA, 92539

LISTING	ACRES	AREA	LAND	PRICE
SW23014227	9.56	A	HAS A GOOD PRODUCING WELL & IS CLOSE TO PAVEMENT. AT ONE TIME HAD A HOME ON IT. AWESOME VIEW OF MOUNTAINS & VALLEY.	\$180,000
SW22174320	4.82	A	PERMITTED HOME SITE PAD WITH VIEW OF LAKE VAIL. 100AMP SERVICE, WELL 17gpm, 5000gal STEEL WATER STORAGE TANK, NEW WATER WELL SYSTEM. 6ft FENCE WITH DOUBLE HUNG GATE (20 ft WIDE). CLOSE TO HWY 371.	\$189,000
SW23039184	19.99	A	STUNNING PARCEL WITH PANORAMIC VIEW OF HILLS & VALLEYS. HAS 2 WELLS & ELECTRIC ALREADY IN. THERE IS AN RV ELECTRIC HOOK-UP. TRANQUIL & PRIVATE, CLOSE TO ANZA.	\$199,990
ND22260799	13.36	A	CORNER OF HWY 371 & 79 COULD BE COMMERCIAL USE. 3 PARCELS PARTIALLY FENCED & HAS AN OLD WATER WELL. HAS ELECTRIC PEDESTAL. <b>OWNER MAY CARRY</b>	\$1,300,000
SW23012861	4.01	B	HAS A NEW CAPPED WELL. PARTIALLY FENCED WITH ALL THE POLES ALREADY IN.	\$109,800
SW23046221	5.84	B	THERE ARE 2 SEPARATE LOTS WHICH BACK-UP TO BLM LAND. THERE IS A WELL ON 1 LOT & AN ELECTRIC POLE ONLY 50ft AWAY FROM PROPERTY. EASY ACCESS TO PAVED ROAD. SECLUDED USABLE PLUSH LAND.	\$155,000
SW23008661	7.69	B	SPLAR POWERED WELL WITH SOLAR POWERED CABIN. AWESOME VIEW, REMOTE & PARTIALLY FENCED.	\$165,000
SW23039654	10.07	B	PROPERTY HAS SOME FENCING & A CABIN. ALSO A WELL WITH SOLAR PUMP.	\$165,000
SW22186721	13.83	B	ELECTRIC CONNECTED TO WELL & SHED. OUTHOUSE THAT LOOKS TO BE CONNECTED. CONTAINERS & A CASITA USED AS A GUEST ROOM. BAR-BE-QUE AREA, LOTS OF LEVEL LAND. "SOLD AS IS"	\$165,000
SW23061800	22.76	B	HAS A WELL DRILLED IN 2005 DRILLER REPORT STATES 100gpm. CLOSE TO PAVEMENT.	\$199,000

SW23009884	19.40	B	PERCHED ON A HILL WITH SPECTACULAR VIEW. FULLY FENCED & GATED. HAS A WELL. BORDERS BLM LAND. DRIVEWAY & 3 PADS CLEARED. WATER TO 2 PADS, ELECTRICITY IS IN. THE MIDDLE PAD HAS 4 SHIPPING CONTAINERS FOR STORAGE. MANY MANZANITA TREES & NATIVE VEGETATION.	\$299,000
SW23055439	19.13	B	SECLUDED & HAS A WELL, SEPTIC SYSTEM, & ELECTRIC. SOLD WITH 5 <sup>TH</sup> WHEEL & STORAGE CONTAINER, FOREVER VIEW OF PALOMAR MTN.	\$350,000
SW	10.58	B	HAS LOTS OF TREES & A 1 BEDROOM STUDIO STYLE HOME.	\$500,000
EV23050174	110.28	B	PROPERTY IS 4 PARCELS & REED RD RUNS THRU IT. HAS A GRADED ROAD THROUGH-OUT THE PROPERTY. THERE ARE 2 WELLS ONE ON EACH SIDE OF REED RD. ELECTRICITY ON BOTH SIDES. WEST SIDE OF PROPERTY HAS A PERMITTED GRADED PAD. INCLUDES HOUSE PLANS. ON EAST SIDE IS A MOBILE HOME PAD WITH PERMIT. ALSO A LARGE WORKSHOP 2000sqft WITH A BATHROOM. HAS A SEASONAL CREEK, COULD SUPPORT FARMING. AN OAK GROVE ADDS SHADE, CHARM & BEAUTY.	\$945,000
SW22141230	325.00	B	BEAUTIFUL REMOTE PARCEL AT FOOT OF CAHUILLA MTN. ADJOINS LAKE RIVERSIDE ESTATES ALONG THE SOUTHERN PROPERTY LINE. CURRENT ACCESS IS THROUGH REED VLY. ONCE A PRIVATE FAMILY RETREAT & ALL OF THAT REMAINS. DWELLING (MAJOR FIXER), WELL, CISTERN & BARN NONE HAVE BEEN USED FOR YEARS. ZONING SHOWS IT COULD WITH COOPERATION FROM LRE ALLOWING ACCESS BE DIVISIBLE TO 20ac PARCELS. USING CURRENT ACCESS FROM CENTENNIAL. BUYER SHOULD CHECK WITH RIVERSIDE COUNTY. HAS ACCESS TO SAN BERNARDINO NATIONAL FOREST FOR HORSEBACK RIDING, BIKING & HIKING. HAS VIEW OF PARTS OF AGUANGA & ANZA VALLEY. ONE OF A FEW LARGE LAND PARCELS LEFT.	\$3,250,000
SW22257196	733.00	B	"STARDUST RANCH" ZONED RURAL RESIDENTIAL. PRIVATE & SURROUNDED BY THOUSANDS OF ACRES OF OPEN SPACE & BLM. FARM LAND WITH SUB IRRIGATED FIELDS WITH A 2 ½ac IRRIGATION RESERVOIR. WATER RIGHTS DATE BACK TO 1914. ONE DOMESTIC WELL MAINTAINS HOMES, SHOPS & LANDSCAPING. PRIVATE ROAD OFF OF SAGE. BEAUTIFUL WELL MAINTAINED.	\$3,250,000
SW23024873	17.84	C	TWO GORGEOUS PARCELS. VARIED TOPO & PLENTY OF USABLE LAND. 3 SEPARATE CLEARED AREAS. LARGE BOULDER OUT-CROPPING, HILLS & NATURAL FLORA. <b>OWNER WILLING TO CARRY</b>	\$125,000
SW22129853	19.05	C	BEAUTIFUL QUIET AREA JUST A SHORT DISTANCE FROM PAVEMENT. CORNERS MARKED, ELECTRIC AT BOUNDARY. THE VIEW IS FANTASTIC.	\$150,000
SW23043966	2.16	D	<b>TRUST</b> PERFECT LOCATION EASY ACCESS & BEAUTIFUL. HAS SOME CHAIN-LINK FENCING.	\$50,000
SW23022330	4.81	D	FLAT HWY FRONTAGE HORSE PROPERTY. GATED & FENCED WITH 1,913ft OF CHAIN-LINK. CROSS FENCED & HAS A ROUND PEN.	\$89,000
SW22245537	20.84	D	GREAT WELL, LOTS OF NATIVE HABITATE & TREES. ELEVATION IS 3734' (SOLD-AS-IS")	\$130,000

CV23050947	4.56	D	EXCELLENT LOCATION & TOTALLY FENCED. ELECTRIC NEAR-BY.	\$149,990
SW23005441	4.65	D	BEAUTIFUL PROPERTY WITH 360 DEGREE VIEW. PARTIALLY DEVELOPED. HAS A WELL DRILLED & PERMIT COMPLETED. A GRADING PERMIT ISSUED & A PLAN FOR A SINGLE FAMILY DWELLING APPROVED. CORNERS MARKED, DRIVEWAY CUT & SMALL TURN AROUND PAD ON SITE. RECENT PERK TEST.	\$159,888
SW22130509	10.00	D	THIS MULTI-LEVEL PARCEL WITH CLEARED PAD & SHADED FLAT AREA {APPROX. 60X180} ON THE N.W. CORNER THAT COULD BE AMPLE FOR HORSE FACILITIES. THE NEXT LEVEL UP HAS A GREAT LOCATION FOR HOME SITE THAT HAS 360 DEGREE VIEW. UPPER LEVEL IS WHERE WELL & STORAGE TANKS ARE SET-UP. THIS PROVIDES GRAVITY DELIVERY OF WATER TO LOWER PORTIONS OF PARCEL.	\$164,975
SW23051678	9.10	D	HAS A WELL DRILLED IN 2019 & IS 25gpm PROPERTY IS PARTIALLY FENCED. HAS NATURAL FLORA.	\$195,000
SW23021079	5.10	D	ON PAVED ROAD & SECURELY FENCED. HAS WATER, POWER & PHONE WITH HIGH-SPEED INTERNET. THERE IS AN OLD MOBILE & FRAME {OF NO VALUE}. VIEW OF SURROUNDING NATIONAL FOREST.	\$219,000
SW23020858	37.30	D	PARCEL HAS MULTIPLE TERRAINS. THERE ARE 3 WELLS WITH GENERATOR HOOK-UP & BREAKERS ON THE MAIN WELL. PROPERTY IS COVERED IN LOCAL PLANT LIFE SUCH AS MANZANITA, RIBBON WOOD & GREASEWOOD. BEAUTIFUL PARCEL WITH A VIEW.	\$240,000
SW23069123	24.47	D	PANORAMIC VIEW OF MOUNTAINS. HAS CHAIN-LINK FENCING. ELECTRICITY CONNECTED. WATER IS AVAILABLE.	\$269,000
OC23050326	37.30	D	HAS 1750ft OF HWY FRONTAGE ON PAVED ROAD. COMPLETELY FLAT & USABLE. HAS A WELL AT 20gpm.	\$399,000
SW23005928	2.29	E	HAS MOUNTAIN & VALLEY VIEW. GOOD PRODUCING WELL WITH EQUIPMENT. {NEEDS GENERATOR} A STORAGE SHED, CHAIN LINK FENCING, CORNERS MARKED & HAS A GATED ENTRY. ELECTRIC AT CORNERS. PRIVATE & QUIET BEAUTIFUL PARCEL.	\$75,000
SW23022359	4.78	E	A KNOLL TOP HOME GATED & FENCED ON 3 SIDES. QUIET STARRY NIGHTS.	\$85,000
SW23046844	10.18	E	LAND IS FLAT WITH SLOPPING AREAS. NATIVE VEGATION. HAS 2 OUT-BUILDINGS & CLEARED AREAS. WATER STORAGE TANK IS IN & WELL PROCESS STARTED.	\$89,000
SW23049150	9.19	E	ALMOST ALL FLAT & CLOSE TO SCHOOLS. CORNERS ARE MARKED.	\$119,000
PW23063597	4.88	E	PROPERTY IS CLOSE TO HWY. THERE IS A WELL {UNTESTED} & A PUMP NON-OPERABLE. HAS A 280 DEGREE VIEW OF VALLEY. THERE IS A STRUCTURE WILL NEED A SEPTIC. CORNERS MARKED.	\$120,000
SW23010536	2.50	E	HAS SECLUSION A NEW WELL, ELECTRICITY, STORAGE & PRIVACEY. THERE ARE 3 WATER TANKS & A COMFORTABLE RV FOR WEEKENDS. A 40ft STORAGE CONTAINER. COMES WITH NURSERY CANE &	

			GROWING SUPPLIES.ZONED RURAL RESIDENTIAL. HAS AN AG WELL & ELECTRIC ARE NEWER & PERMITTED. "SOLD AS IS".	\$125,000
SW23005857	5.00	E	ALL USABLE LAND WITH APPROX. 2 ACRES CHAIN-LINK FENCED WITH GATED ENTRY. A WELL WITH EQUIPMENT. THERE ARE NUMEROUS BUILDINGS ON THE PROPERTY NOT PERMENTLY AFFIXED OR PERMITTED. LOTS OF NATURAL FLORA & TREES. AT 4252ft IN ELEVATION.	\$145,000
SW23069024	10.00	E	ALL USABLE LAND, CLOSE TO SCHOOLS. HAS 2 WELLS ONE IS A COMMERCIAL WELL AT 45gpm & CAPPED AT 445ft, THE SECOND IS AN AGRICULTURE WELL @ 30-35gpm WIT. EQUIPMENT & POWER. COTNRTS ARE MARKED & ½ OF PROPERTY IS CHAIN-LINK. A AMAZING SITE.	\$149,000
DW23070153	4.67	E	ALL FLAT & USABLE CLOSE TO HWY 371. THERE IS A CAPPED WELL BUT DRILLING DONE. POWER IS ON PROPERTY, HAS BEEN SURVEYED & CORNERS MARKED. COUNTRY LIVING AT ITS BEST.	\$165,000
SW23051678	9.1	E	USABLE LAND WITH WELL AT 25gpm. AMAZING VIEW & ELECTRICITY IS CLOSE. PARTIALLY FENJCED.	\$195.000
SW22013618	37.80	E	PARCEL IS GENTLY ROLLING TO LEVEL. PARTIALLY ZONED COMMERCIAL, PARTIALLY ZONED RR. HAS A WELL & ELECTRIC, SEPTIC, OLDER MOBILE HOME & METAL STORAGE BUILDINGS.	\$425,000
SW22153087	4.60	F	FULLY FENCED, 18gpm WELL, ELECTRIC, SEPTIC & SMALL TRAILER TO USE WHILE BUILDING A MORE PERMENANT HOME. {MIN.sqft 750} MANUFACTURED HOMES ALLOWED. VIEW FROM HOME SITE.	\$155.000
SW23056336	4.06	F	<b>THOMAS MNT ESTATES</b> LARGEST LOT AVAILABLE. ELECTRICITY & INTERNET ARE IN PLACE. HAS SHADED PAVILION, TENNIS COURT ALSO A COMMUNITY CORRAL WITH WATER. HAS 150 AVCRES OF OPEN SPACE.	\$175.000
SW23021615	2.70	F	ON PAVED ROAD HAS HWY FRONTAGE & MOUNTAIN VIEW. HAD A HOME THERE AT ONE TIME. HAS ELECTRIC GATE, A BARN SEVERAL OUT-BUILDINGS, WELL & 200amp ELECTRIC PEDESTAL. <b>SELLER WILL CARRY WITH 50% DOWN</b>	\$199,000
SW23067407	40.00	F	THIS PARCE HAS A WELL AT 40gpm NO ELECTRIC. ADJACENT 40 ACRE PARCEL ALSO FOR SALE. NATIVE VEGATION PINE, RIBBON WOOD, MANAZANITA & MORE. ZONED RR20 ELEVATION 4300 ft.	\$250.000
SW23066568	40.00	F	MAJESTIC COUNTRY PARCEL SURROUNDED ON ALL SIDES BY MOUNTAINS. A CAPPED WELL AT 40gpm NO POWER. ADJACENT PARCEL ALSO FOR SALE.	\$250,000
SW22233843	2.30	G	BEAUTIFUL RURAL PARCEL IN GREAT LOCATION. HAS POWER & PHONE.	\$75,000
SW22252535	5.35	G	USABLE FLAT LAND WITH NATIVE VEGATION & CLEARING FOR PAD. NEAR PAVEMENT FULLY FENCED. HAS A WELL & UNDER GROUND ELECTRIC. CORNERS MARKED & SURVEYED. HIKING TRAILS ABOUND. 4000ft ELEVATION WITH VIEW.	\$135,000

SW22138539	18.10	G	A WELL, PARTIALLY FENCED. 2 CORNERS IDENTIFIED. LOCATED AT THE SOUTHERN END OF ANZA VLY.	\$185,000
OC22143692	18.62	G	HAS WELL, ELECTRIC & 3 POTENTIAL CLEARED PADS FOR HOME/BARN/SHOP. HAS MAIN ELECTRIC SERVICE & SUB-PANELS TO 3 NEW WELLS. THERE IS SEPTIC & PARTIAL PERIMETER FENCING. 2 SEASONAL CREEKS. ZONONG IS RR. MANUFACTURED HOMES ALLOWED.	\$199,999
SW23023454	33.79	G	<b>TRUST</b> GENTLE SLOPING MOSTLY USABLE. HAS A CLEARED AREA ON THE EAST SIDE OF PROPERTY & PARTIALLY FENCED ON THE NORTH SIDE. ADJACENT 3 PARCELS ALSO FOR SALE.	\$250,000
SW23037720	19.51	H	BREATHTAKING VIEW OF MOUNTAINS. ELECTRICITY & WELL ALREADY IN PLACE. FLAT PADS.	\$75,000
SW23043888	8.39	H	LAND IS ROLLING WITH NATURAL VEGATION. PEACEFUL, QUIET, PRIVATE & SECLUDED. ELECTRICITY & A WELL WITH WATER SRORAGE TANKS ALREADY INSTALLED. LAND IS FENCED WITH A HOME SITE.	\$110,000
SW22002848	9.32	H	WELL, PANORAMIC VIEW. MOSTLY USABLE.	\$110,000
SW23062730	12.20	H	HAS WELL & WELL COMPLETION REPORT IS 12.5gpm ALSO A PRESSURE TANK & 2 LARGE WATER STORAGE TANKS. A NICE PAD TO BUILD ON NOT FAR FROM PAVEMENT IS PARTIALLY FENCED & A SECURITY GATE.	\$120,000
SW22177645	5.01	H	HAS WELL & 2 ACCESS POINTS. GATED ENTRANCE. CALL FOR KEY.	\$145,000
SW23046738	27.14	H	BEAUTIFUL LAND WITH ELECTRIC METER & WATER WELL WITHY EQUIPMENT. SOME CLEARED AREAS & BUILDINGS. ISOLATED LOCATION WITH PANORAMIC VIEW.	\$150,000
IG23063152	5.18	H	MOSTLY FLAT & USABLE PARCEL. NEW WELL AT 40gpm. ELECTRIC RUNS THROUGH THE PROPERTY AT FRONT. PROPERTY IS FULLY FENCED , GATE WITH CLEARED DRIVEWAY. NEAR PAVEMENT, VARIED TOPO.	\$159,000
SW23027698	5.00	H	A COUNTRY DREAM ON ALL USABLE LAND. INCLUDES A WELL, ELECTRIC POWER PANEL, PERK TEST {FOR SEPTIC}, A SHED, GARDEN WITH A WATER TANK & ALL FENCED. <b>OWNER WILL CARRY</b>	\$164,979
SW19162883	37.64	H	2 LEGAL PARCELS BOTH GENTLE ROLLING. ROADS ON 3 SIDES. HAS POWER & PHONE. JUST OFF PAVED ROAD. PERFECT FOR HORSES OR FARMING.	\$179,000
CV22256568	19.64	H	HAS CAPPED WELL & ELECTRIC TO PARCEL. GRADED DRIVEWAY & SEVERAL PADS. VARIED TOPO.	\$190,000
OC22249517	19.48	H	VIEW OF ANZA VALLEY & SURROUNDING MOUNTAINS. GATED ENTRANCE. INCLUDES WELL, 3 BIG STORAGE SHEDS, LARGE PAD AREA. UNPERMITTED STRUCTURE BUILT OUT OF PLYWOOD WHICH HAS 3 ROOMS, LIVING ROOM & KIITCHEN. HAS ACCESS TO PACIFIC COAST HIKING TRAIL. SURROUNDED BY STATE LAND.	\$175,000
SW23037040	20.00	H	STUNNING PROPERTY WITH 2 WELLS & ELECTRICITY. THERE ARE RV POWER HOOK-UPS. IT IS PEACEFUL & VERY PRIVATE. PROPERTY IS SURROUNDED BY BEAUTIFUL VIEW.	\$200,000

SW23065866	39.08	H	HAS FOREVER VIEW OF PALOMAR & SANTA ROSA MTNS. HAS A WELL AT 18gpm, & ELECTRIC AT STREET.	\$249,900
SW22256030	5.81	I	NATIVE PLANTS & TREES ABOUND. THERE IS A 40' CONTAINER. PARCEL FRONT IS GATED & ELECTRIC NEAR BY AT PROPERTY CORNER. <b>SELLER WILLING TO CARRY A NOTE</b>	\$95,000
SW23037187	18.31	I	DESIRABLE PROPERTY WITH A WELL. HAS BREATHTAKING VIEW.	\$110,000
SW23052996	22.42	I	VIEWS FOR MILES.NESTLED BETWEEN HILLS WITH 2 FLAT AREAS THAT HAVE THEIR OWN ACCESS ROAD. HAS A WELL 500ft DEEP HAS GALLONS PER MINUTE. A WELL PUMP FRANKLIN 15DSP-1.5 HP SOLAR PUMP KIT. <b>OWNER WILLING TO CARRY LOAN WITH 25% DOWN.</b>	\$195,000
CV23045927	18.26	I	SERENE & PEACEFUL THE LOT IS CONNECTED TO ELECTRICITY & HAS A WELL WITH 2 5000 GALLON WATER STORAGE. JUST OFF OF PAVEMENT. STUNNING NATURAL BEAUTY.	\$250,000
AR22248448	76.14	I	BEAUTIFUL & SECLUDED BACKS UP TO NATIONAL FOREST. ZONED RR-20 MAY BE SUBDIVIDED INTO 3 PARCELS. THIS IS FOR SALE AS LAND VALUE BUT INCLUDES 2 BUILDINGS A MOBILE HOME & A HUT. BOTH NEED "TLC". HAS 2 SEPARATE ELECTRICAL BOXES 200amp EACH & 2 WELLS WITH PUMPS.	\$599,000

**ALL LISTINGS SHOWN ARE NOT EXCLUSIVE TO CRIST REAL ESTATE**

PLEASE CALL OUR OFFICE FOR FURTHER DETAILS REGARDING THIS LIST. THESE LISTINGS REPRESENT ALL THE CURRENT BARE IMPROVED LAND ON THE CRMLS. WE WILL BE HAPPY TO CHECK FOR ANY UPDATES AS TO CURRENT STATUS

**OFFICE PHONE NUMBER {951} 767-0622**