

18.95 ACRES PRIME ALFALFA LAND WITH LIVESTOCK CORRALS

BLYTHE, CA



21101 C & D BLVD, BLYTHE, CA

FEATURES

- Approximately 16 acres were recently farmed to Alfalfa
- Approximately 3 acres of livestock corrals, including feed troughs, water tanks, gates, fencing, and handling facilities
- Just 4.6 miles from I-10 and 4 miles to Highway 78
- Abundant low cost Palo Verde Irrigation water (PVID), one of the lowest rates in California
- In the City of Blythe, a desert city located in Riverside County, near the California-Arizona border on the Colorado River

PRICE: \$275,000 (\$14,511/AC)

COACHELLA VALLEY



VICINITY MAP



8/18/25 JC



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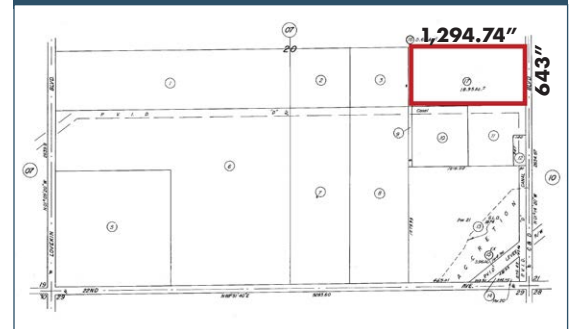
AERIAL & SITE AMENITIES



SITE AMENITIES

- **Location:** 21101 C and D Boulevard, Blythe, CA 92225
- **APN:** 875-080-017
- **Parcel Size (According to County Assessor's Information):** 18.95 Acres
- **Zoning:** [Click here to view R-R \(Rural-Residential\)](#)
- **Parcel Size:** 1,294.74 ft x 643 ft
- **Utilities:**
 Water: Domestic Well
 Electric: Southern California Edison (Buyer to verify capacity)
 Irrigation Gate #: D-107N (Lower D7 North, Lower C7 North)
 Irrigation District: [Palo Verde Irrigation District - Click here for more information](#)
- **Ag Preserve:** Not enrolled in the Williamson Act
- **Soil Type:** Storie Index 70.7 / 100 Storie 67.1% Meloland fine sandy loam, 32.9% Indio very fine sandy loam
- **Comments:** Easy access to I-10 and Hwy 78. Just minutes away to the Colorado River recreation areas where you can enjoy boating, swimming, and all kinds of water fun.

PARCEL MAP



SCAN OR CLICK THE QR CODES

PROPERTY VIDEO

Take a look at the property's street view videos.



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Disclaimer: The information provided has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warrant or representation about it. Buyer is strongly encouraged to independently confirm its accuracy and completeness. Any projections, opinions assumptions or estimates used are for example only, and may not accurately represent the current or future performance of the property.