

**LOT 5 KOOTENAI STREET
SPRAGUE RIVER
\$6,000**



LOT LOCATION Interior, View
TOPOGRAPHY Level, Rolling, Partially Wooded, Hillside, Below Grade
RESTRICTIONS AND EASEMENT Recorded Plat, Subdivision Restrictions, Subject To Zoning, Stick Built, Manufactured Home, Both Stick/Manufactured
ROAD FRONTAGE County Road
ROAD SURFACE Dirt / Clay
TERMS/NEGOTIABLE Cash To Seller
POSSESSION On Closing
FULL TAX AMOUNT 51.57/52.96
FOR YEARS 20 08/09
MARKETING REMARKS LOTS ARE APPROXIMATELY 1.5 ACRES EACH, PRICE IS \$6,000 EACH. WONDERFUL VIEWS OF THE SPRAGUE RIVER VALLEY FROM THESE WOODED, SLOPING LOTS THAT DO HAVE LEVEL BUILDING SITES. PLEASE SEE MLS#'S 75110 or 75112 FOR TWO CONTIGUOUS LOTS FRONTING PAVED DREWS RD THAT WOULD GIVE YOU A 6 ACRE BLOCK OF LAND!
SPECIAL FINANCING NONE
SOLD PRICE
CLOSING DATE
VIRTUAL TOUR URL ADDRESS:

STATUS	ACTIVE
MLS #	74740
SUB NAME	NIMROD RIVER PK
NUMBER OF ACRES	1.50
LOT DIMENSIONS	IRREGULAR
TAX ACCT#	R-3611-07B0-2200 OR 2300
LEGAL	NIMROD RIVER PARK 3RD ADDITION, BLOCK 26 LOT 5 OR 6
PRIMARY USE	RESIDENTIAL
LAND USE ZONING	KC-R-2-RURAL RESIDENTIAL
POSSIBLE FINANCE	REFINANCE
PRESENT USE	IDLE
PROJECTED USE	RESIDENTIAL
CROSS STREET	CUNI
DIRECTIONS	SPRAGUE RIVER RD TO DREWS RD, TO CUNI, TURN NORTH THEN EAST ON KOOTENAI. LOTS ON LEFT.



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