

**For Sale**  
**Three Parcels of Land**

NW Corner of E. Columbia Rd & S. Cloverdale Rd

Parcel #1 & #2 Zoned RUT



Parcel #3 Zoned RSW



**Nancy Lemas**

KW Commercial

Commercial Northwest Team

Phone: (208) 344-0288 Cell: (208) 250-3376

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**List Price:**

**\$2,500,000**

**80 +/- acres**



**COMMERCIAL  
NORTHWEST  
TEAM**  
An affiliate of  
KW Commercial

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# For Sale Three Parcels of Land

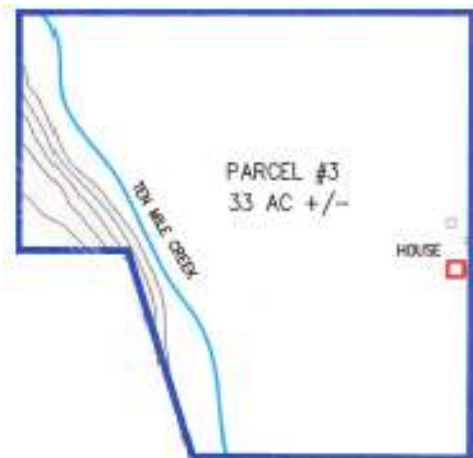
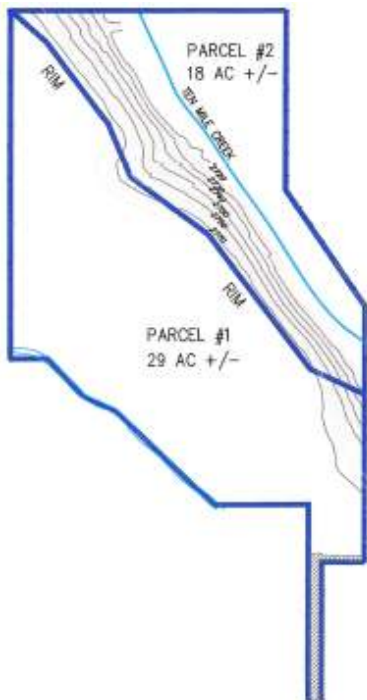
NW Corner of E. Columbia Rd & S. Cloverdale Rd

**Parcel #1 & #2 Zoned RUT**



**Parcel #3 Zoned RSW**

	<u>Parcel #1 and #2</u>	<u>Parcel #3</u>
<b>JURISDICTION</b>	Ada County	Ada County
<b>ZONING</b>	RUT	RSW (R-4 Reverts in 2012)
<b>AREA OF IMPACT</b>	Meridian	Boise
<b>COMP PLAN</b>	Low Density Residential	Suburban (3/acre)
<b>PRIOR APPROVALS</b>	None	Preliminary Plat with 85 Lots
<b>SEWER</b>	Meridian/Boise	Boise
<b>WATER</b>	United Water	United Water
<b>IRRIGATION</b>	New York	Boise-Kuna
<b>FIRE</b>	Kuna	Kuna
<b>SCHOOL</b>	Kuna	Kuna



IMLS# 98476623

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