



9.53 Acres S Pocatello Commercial Land

9.53 +/- Acres (\$40,923/acre) | Bannock County, ID | \$390,000



ADDRESS

000 South 5th Ave
Pocatello, ID 83201

LOCATION

From Pocatello take South 5th past Century High School and Western States Cat. Property is on left (East) side of road just past freeway on/off-ramp.

PROPERTY SUMMARY

Location! Location! Location! This almost ten-acre lot in South Pocatello near the Portneuf Gap will give your new business ideal access for your customers in the Pocatello Valley and the areas extending south. Approximately 1.41 acres are open space, 2.3 +/- acres are flat, and 8.1 +/- acres are buildable. This lot has frontage on South 5th Avenue for easy access and ideal visibility. There is easy access to I-15 going both north and south. Power and Pocatello city water are available. Sewer can be handled by installing a septic system or attaching to Pocatello city sewer which is approximately 1/2 mile away. Take advantage of this opportunity in a great location to develop your business. If you need more room, additional parcels of adjoining land are available.

nationalland.com/listing/953-acres-s-pocatello-commercial-land



National Land Realty
3199 Dartagnan Drive
Pocatello, ID 83204
NationalLand.com



Todd Dye
Office: 208-516-3356
Cell: 208-317-0934
Fax: 864-331-1610
Tdye@NationalLand.com

The above information is from sources deemed reliable, however the accuracy is not guaranteed.
National Land Realty assumes no liability for error, omissions or investment results.