

UNDER CONTRACT



South 5th Development Land

18.75 +/- Acres | Bannock County, ID | \$1,700,000



ADDRESS

000 S 5th St
Pocatello, ID 83204

LOCATION

Located on South 5th Avenue across the road from Century High School (the property is on both sides and behind the seminary building).

PROPERTY SUMMARY

Unlock the potential of this expansive 18.69 +/- acre parcel, strategically zoned Multi-Use by Bannock County, ideal for a variety of developments including residential or light industrial projects. With a flat topography and a gentle slope on the west side, this fully usable land offers a versatile canvas for your vision.

Nestled around the seminary building and easily accessible via paved access. 2/3rds of the gravel road on the north and west sits on this parcel, providing another access option for future developments. An existing agreement with the City of Pocatello exists for water and sewer —contact the listing agent for further details.

Positioned conveniently across from Century High School and offering quick access to both north and southbound I-15, this location is perfect for attracting residents and businesses alike.

Developers and builders, it's time to bring your engineers and kickstart your site.

nationalland.com/listing/expansive-strategically-placed-property



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.