

UNDER CONTRACT



Development Land South Pocatello

18.75 +/- Acres | Bannock County, ID | \$1,900,000



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 18.69 +/- acre parcel, strategically zoned Multi-Use by Bannock County, ideal for a variety of developments including residential (single family, twin homes, or townhouses) with light industrial projects along South 5th. With a gentle slope this fully usable land offers a versatile canvas for your vision. Pocatello has expressed interest in annexing this land and are currently clearing any open space requirements.

Nestled around a seminary building and easily accessible via paved access. A gravel road on the north and west provides another access option. An agreement exists with Pocatello for water and sewer and the city participating in road development—contact the listing agent for details.

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

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