



\$ 850,000.00

TBD SANDY CREEK ROAD SALMON ID 83467

<https://www.archibaldrealestate.com>

This property is your portal to Public land and Big Game Hunting. with high country grazing land in the heart of the Salmon River drainage. Sandy Creek provides early irrigation for hay and summer grazing. This farm is a great place to build a home, 2nd home or lodge or...

TBD Sandy Creek Road SALMON ID
83467

- Land
- Land Undeveloped
- Active



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BASIC FACTS

Property ID: 203456

MLS #: 2146874

Status: Active

Type: Land

PROPERTY DETAILS

Parcel #: RP20N24E104801

Subdivision: NONE

Property Type: Recreational

Apx Acreage: 186.88

Terms: Cash,Trade,Conventional,1031 Exchange

Possible Use: Recreational

Legal Description: see attachment A

Days on Market: 19

LOCATION DETAILS

County: Lemhi

Sub Area: NONE

Elementary School: SALMON 291EL

Middle School: SALMON 291 JH

High School: SALMON 291HS

Topography/Setting: Slight Slope, Spring on Property, Steep, Rural, Secluded

Zoning-General: RECREATIONAL

Zoning-Specific: NOT VERIFIED

PROPERTY FEATURES

Amenities: Livestock Permitted, Fencing-Partial

Natural Gas: Not Available

Water: None

Sewer: None

View: Mountain View, Valley View, Water View **Soil Type:** Rocky



Landscaping: Other-See Remarks

Curbs/Gutters: No Gutters

Improvements: 2 Springs are developed for irrigation and stock water.

COURTESY OF

Office Name: ERA Archibald Real Estate

MISCELLANEOUS

Irrigation: Other-See Remarks

Irrigation Water: 1

Irrigation Details: Spring water and winter snow melt

Flood Plain: N

Sidewalks: No Sidewalks

Access Roads: 4 Wheel Drive Recommended,Dirt,Easements

Provider/Other Info: Salmon River Electric

FEES & TAXES

Taxes: \$ 400.08

Tax Year: 2015

