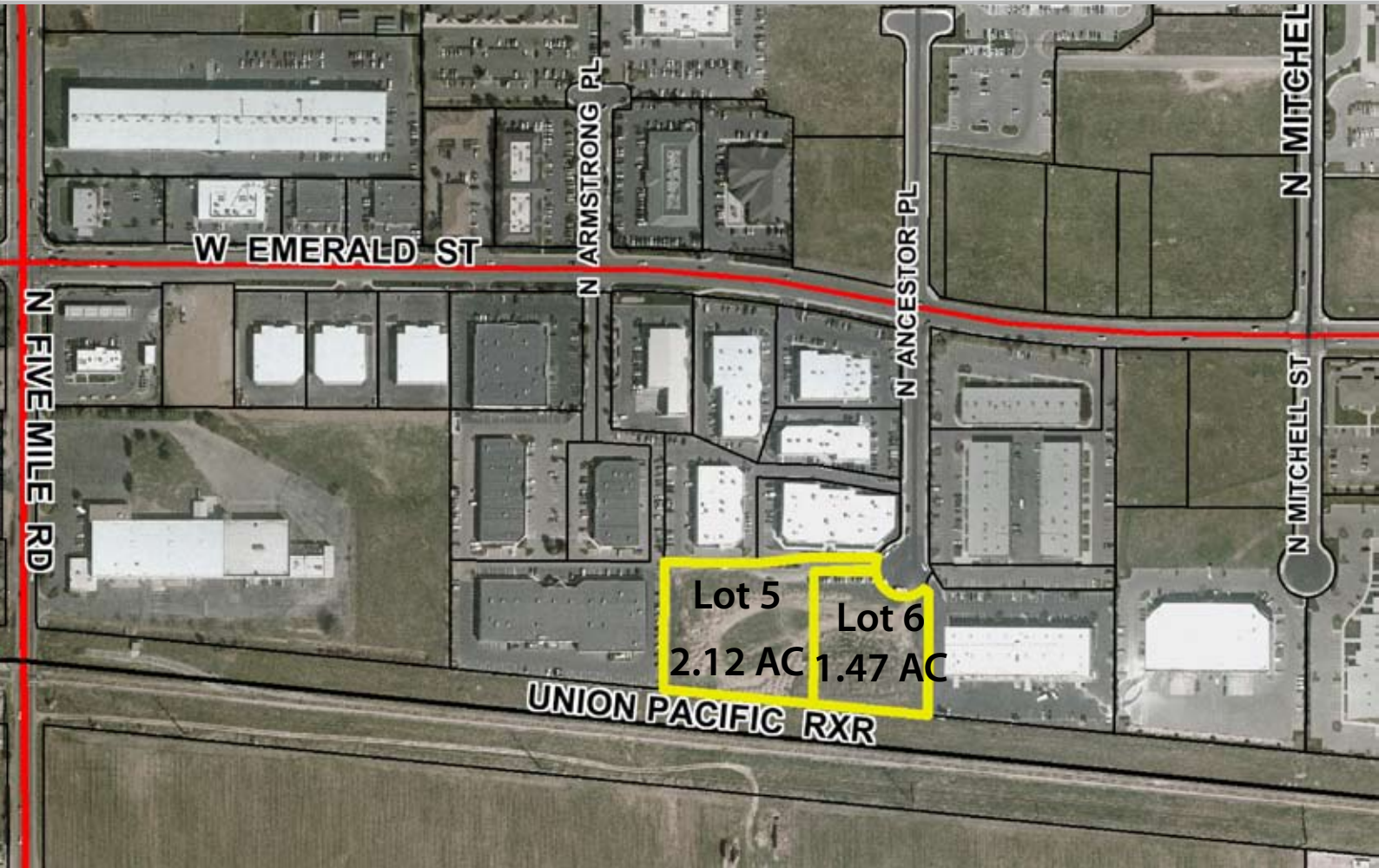


EMERALD TECH CENTER LAND

335 & 367 ANCESTOR PLACE



**For Additional Information
Please Contact:**

Jim Hosac
(208) 850 8470
jim@icbre.com

Investment Highlights

Property: Emerald Tech Center Land

Price: **Lot 5- \$623,000**
 Lot 6- \$432,000
 Total: \$1,055,000

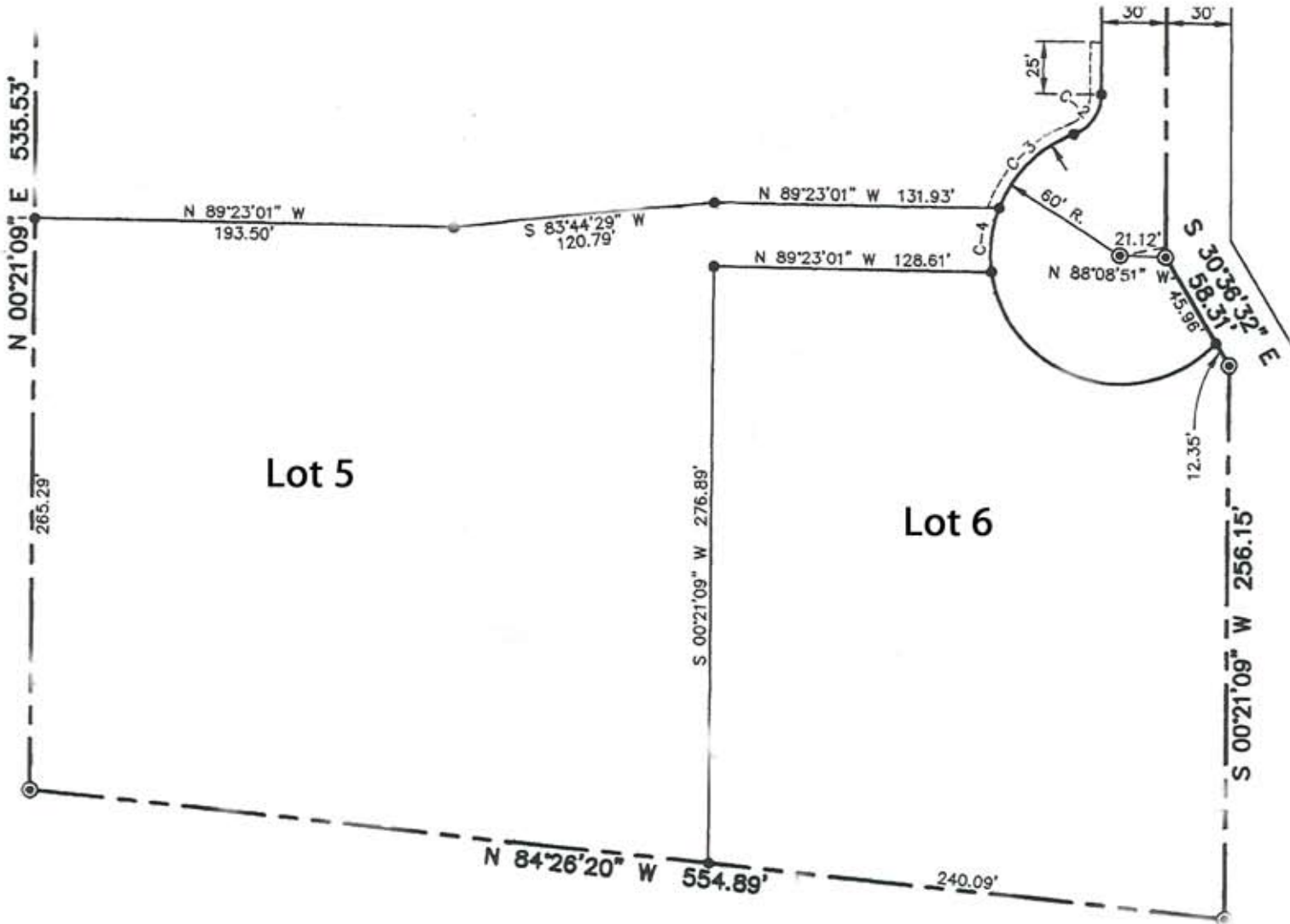
Total Acres: 3.59

Zoning: M-1D with Office Overlay

Comments

- Excellent Opportunity for Office/Flex Development at the Emerald Tech Center
- Very Centrally Located with Easy Access to I-84, restaurants, banks, etc.
- Lots Can be Sold together or Separately

Land



Lot	Size	Price
5	2.12 AC	\$623,000
6	1.47AC	\$432,000
Total:	3.59 AC	\$1,055,000

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