

# TBD South Pleasant Valley Road Boise

Bank Owned Land

## PROPERTY DETAILS

225 Acres that is currently 6/24/2010 zoned  
planned community (PC) Arbor Hills  
MLS 98441402



**Listing Price:** \$437,000

**Listing Address:** TBD South Pleasant Valley Road  
Boise ID 83705

**Full Baths:** 0

**Partial Baths:** 0

**Lot Size:** 225 Acres

**QR Code:**

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RANDY GRIDLEY ... SILVERCREEK REALTY GROUP  
1099 S WELLS ST, SUITE 200, MERIDIAN, ID 83642  
[www.silvercreekrealty.com](http://www.silvercreekrealty.com)  
idahohomeinfo@gmail.com



## PROPERTY DESCRIPTION

Two tax parcels S1520110400 (209.18 Acres) and S1520223650 (16.32 Acres). This acreage was an approved community development with conditions with previous owner and now the property has changed ownership to the bank. The way I read once ownership has transferred without committing to what has already agreed upon by the committee and current landowners that the land will more than likely revert back to its original zoning which is RP (RURAL PRESERVATION). RP RURAL PRESERVATION...RURAL ZONES

COMMON PURPOSE STATEMENTS OF THE RURAL PRESERVATION (RP) DISTRICT AND THE RURAL RESIDENTIAL (RR) DISTRICT:

1. Promote the public health, safety, and welfare of the people of Ada County by encouraging the protection of prime agricultural lands; to ensure the important environmental features of the State and Ada County are protected and enhanced; to direct urban density development inside areas of city impact; and to protect fish, wildlife, and recreation resources, consistent with the purposes of the "Local Land Use Planning Act," Idaho Code §67-6501 et seq. as amended;
2. Implement the Ada County Comprehensive Plan goal to protect prime agricultural land and to maximize opportunities for agricultural activities and an agricultural lifestyle in areas designated as Agriculture/Rural Lifestyle on the Comprehensive Plan Generalized Future Land Use Map;
3. Allow the development of agricultural industries and agriculture service establishments when such uses do not take prime agricultural land out of crop production;
4. Protect agricultural and range land uses and wildlife management areas from undue adverse impacts from adjacent development; and
5. Permit the development of schools, churches, and other public

CONTACT INFORMATION

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**Randy Gridley**  
**Silvercreek Realty Group**  
**idahohomerunteam.com**  
1099 S Wells St. Suite 200  
Meridian ID 83642  
Randy's Direct Office: 208-859-7060  
208-323-8081  
idahohomeinfo@gmail.com



**Equal Housing Opportunity**

Property information deemed reliable but not guaranteed and should be verified.

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