

**American Road**  
*Offered at \$250,000*



Beautiful views and privacy offered in this gorgeous piece of property with full road frontage. The possibilities are endless. Power is present and property sits within the city boundaries. Sewer and water is located just around the corner, or own your own piece of heaven and maintain privacy by dividing it out into acreage home sites.

**FEATURES**

- **37.73 ACRES**
- **UNIVERSITY AREA**
- **FULL ROAD FRONTAGE**
- **BEAUTIFUL VIEWS**
- **PRIVACY**
- **WITHIN CITY BOUNDRIES**
- **BEAUTIFUL JUNIPER TREES**
- **POWER IS PRESENT**
- **A PIECE OF HEAVEN**
- **ENDLESS POSSIBILITIES**



Ryan Satterfield  
BROKER / DEVELOPER

208-221-8848 cell / 208-232-1468  
ryan@satterfieldrd.com