

ALL FIELDS DETAIL


MLS #	98361349	Land Size	1 Acre - 4.99 Acres
Status	Active	Land Use	Single
Type	Building Lots	Electric	Installed
Address	12580 Cowboy Ln	Gas	None
Address 2		Manu Homes Allowed (Y/N)	No
City	Middleton	Foundation Required	Yes
State	ID		
Zip	83644		
Area	Middleton - 1285		
Class	Land		
Asking Price	\$40,000		
Sale/Rent	For Sale		
IDX Include	Yes		

GENERAL

Subdivision	0 Not Applic.	County	Canyon
# Acres	1.76	Price per Acre	22,727.27
Directions	W. of Middleton on Hwy 44, N. on Hartley 1.5 miles.	Lot Size Length	irr
Lot Size Width	irr	School District	Middleton School District #134
Assigned Grade School		Assigned Jr High	
Assigned Sr High		Nearest Intersecting Str	
Site Features		Irrigation District (Y/N)	
Irrigation District Name		Fenced	
Water Shares Avail (Y/N)	Yes	Water Deliverable (Y/N)	Yes
Survey Avail (Y/N)	Yes	Paved Street (Y/N)	Yes
Phone Lines (Y/N)	Yes	Cable TV Available (Y/N)	
Irrigation (Y/N)	Yes	Curb & Gutter (Y/N)	
Waterfront (Y/N)		View (Y/N)	Yes
Sidewalks (Y/N)		Cov & Restrict (Y/N)	Yes
Flood Ins Required(Y/N)	No	Local Improvmt Dist(Y/N)	No
Taxes	1,535.06	Tax Year	2007
Legal Description	36-5N-3W SW CROSSFIRE RANCH SUB LT 3 BLK 1	Parcel #	R2127310200
Additional Parcel #		Original Price	\$40,000
Agent	Kent Corbett - (208) 888-9563	Listing Office 1	Corbett Bottles Real Estate - Main (208) 377-5700
List Agent 2nd Phone	208.941.1868	Co-Agent	
Co-Office		Selling Agt to Prsnt(Y/N)	Yes
Variable Rate (Y/N)	No	Co-Op Broker Compensation	2.00
Compensation Type	%	Owner Name	
Business Phone		Home Phone	
Listing Date	5/21/2008	Expiration Date	
Off Market Date		Mapping	
Tax ID		Update Date	5/25/2008
Status Dt	5/21/2008	Status Date	5/25/2008
Associated Document Count	0	HotSheet Date	5/25/2008
Price Date	5/21/2008	Input Dt	5/21/2008
Cumulative DOM	23	Cumulative DOMLS	22
Days On Market	23	Price/# Acres	\$22,727.27

FEATURES

IRRIGATION	TERMS	WASTE DISPOSAL SYSTEM
Pressurized Irrigation	Cash	Septic-Proposed
LIST CLASS	Auction	WATER
Exclusive Right to Sell	TOPOGRAPHY	Individual Well
ROAD/STREET	View Property	SHOW INSTRUCTIONS
Paved		Drive By

FINANCIAL

Agent Remarks	AUCTION OPPORTUNITY! 3 Lots being sold - 2 with a minimum of only \$40K! 1.6 to 2.0 acres. Register through website or auction day. Go out and walk the property today. Pressurized irrigation, paved streets.	Possible Short Sale	No
Financing Remarks	Live Public Auction 6-25	Input Date	5/21/2008

SOLD STATUS

How Sold
Closing Date
Sold Price Per Acre
Sell Team
Selling Office 1
Selling Office 2

Pending Date
Sold Price
Seller Concession
Selling Agent 1
Selling Agent 2

REMARKS

Live Public Auction June 25th at 7pm on-site. Three lots selling from 1.6 to 2.0 acres. Two lots selling with a minimum bid of only \$40K! 3rd lot sold with confirmation. Do not miss this opportunity. Paved street, Views, Water, Quality small lot sub. Bring your horses. All pre-auction offers presented. Terms \$10,000 deposit due auction day, balance due within 30 days at closing. Seller provides standard title and 1/2 escrow fee.

ADDITIONAL PICTURES



DISCLAIMER

This information is not guaranteed. EQUAL HOUSING OPPORTUNITY