

# COMMERCIAL LAND FOR SALE

**APPROX. 1535 N 2300 E**  
**ROGERSON, ID 83302**



## OFFERING SUMMARY

**SALE PRICE:** \$484,000

**DEEDED ACRES:** 11.53+-

**ZONING :** Commercial

**TAXES:** \$44.44

## PROPERTY OVERVIEW

This exceptional 11.53+- acre parcel is fully zoned for commercial use and offers outstanding visibility and access in a high traffic corridor. The property features approximately 1,000 feet of prime frontage along highway 93, providing maximum exposure to passing traffic and an ideal setting for retail, office, hospitality, service, or mixed-use development. A rare combination of size, location and infrastructure-ready access in a commercially zoned district.

Property is being sold AS-IS, with all faults, after Buyers Due Diligent period. Listing Broker and Sellers assume no responsibility and make no guarantees, representations, warranties (express, implied or otherwise) as to the availability or accuracy of information contained herein. Buyer to verify all information.

( Full brochure can be email upon request and offers can be submitted with Mark Jones or use your own farm agent to make offer)

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