

FOR SALE

4.90 Acre Site Zoned C1-PUD
1186-1258 Cheney Dr. W.
Twin Falls, ID



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Property Overview

Location	1186-1258 Cheney Drive West Twin Falls, ID
Property Type	Land 4.90 Acres
Zoning	C1-PUD
Uses	Multifamily/Office/Retail

Offer Price \$3,000,000
(\$14.06/SF)

Key Highlights

- Rapid growth corridor - Northwest Twin Falls
- Previously approved for 78 unit townhome project with complete architectural drawings
- Utilities to site

Demos

	1 Miles	3 Miles	5 Miles
Population	4,679	30,352	64,828
Households	1,479	11,170	23,908
Avg. Income	\$96,361	\$82,001	\$90,280



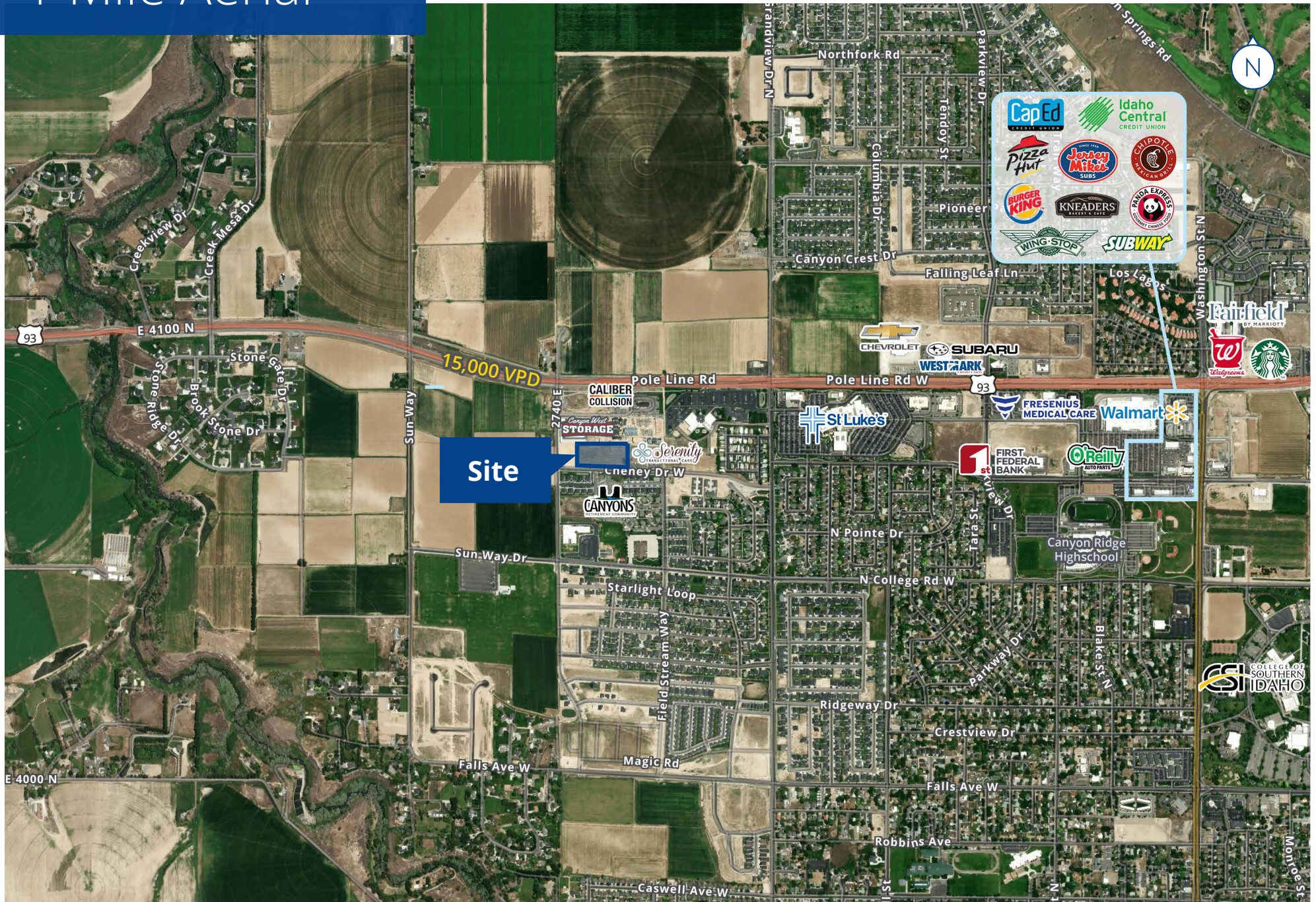
1 Mile Aerial



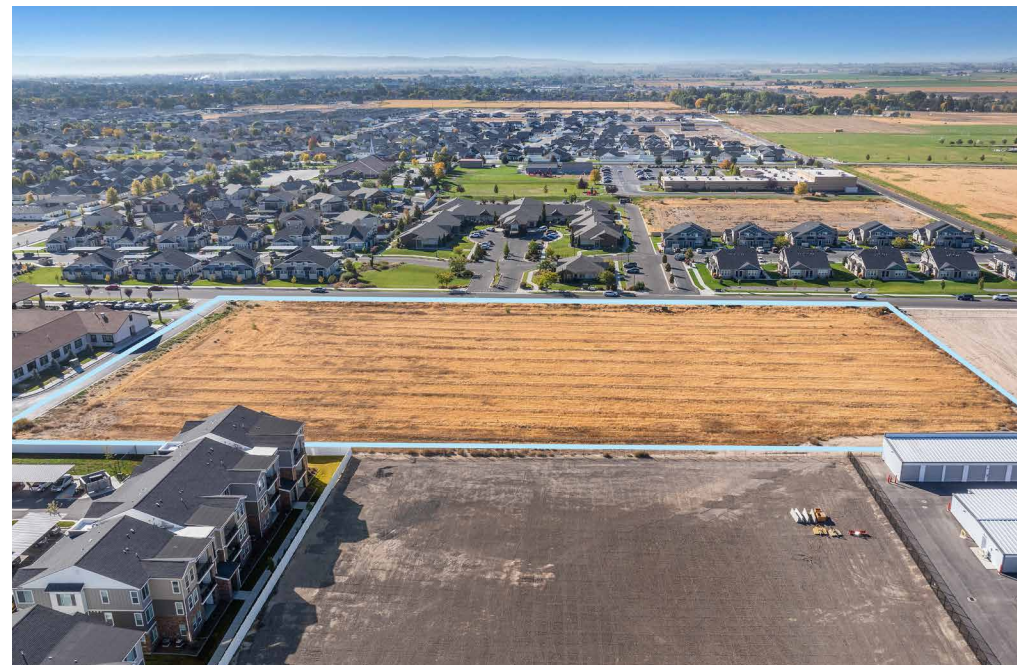
Google Map



Street View



Property Gallery



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