



Rare redevelopment site available for sale close to downtown, Power District, Folsom Trail and Traxx.

Key Features:

.43 acres

TSA-UN-C zoning - MU-8 zone approved and will take effect in less than 90 days.

Opportunity Zone

RDA Zone

90 foot height by right plus rooftop amenities

3rd adjacent property available for assemblage (MLS 2103022)

Limited setbacks in zone

Two separate parcels and property owners selling together.

Offered at \$4.5 mm. MLS #2101045



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