



READY TO BUILD
MULTIFAMILY LOT AVAILABLE


THE RIVER
DISTRICT

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MULTIFAMILY LOT AVAILABLE



DETAILS

Submarket: Cascade, Valley County, ID

No. Lots: 1 | Approved for 16 unit, 2 story MF bldgs.

Lot Sizes: 0.821 Acres

Price: \$25,000/door | \$400,000 per lot

Zoning: Multifamily

Available: Immediately

CLICK FOR
DRONE TOUR



HIGHLIGHTS

The area's first master planned mixed-use development.

Three miles of planned walking paths with direct access to the Payette River and within walking distance to planned restaurants.

Exceptional opportunity to purchase fully improved multifamily lots and build multifamily units for a current Valley County housing shortage.

[Read KTVB Housing Shortage Article](#) 



CONTACT

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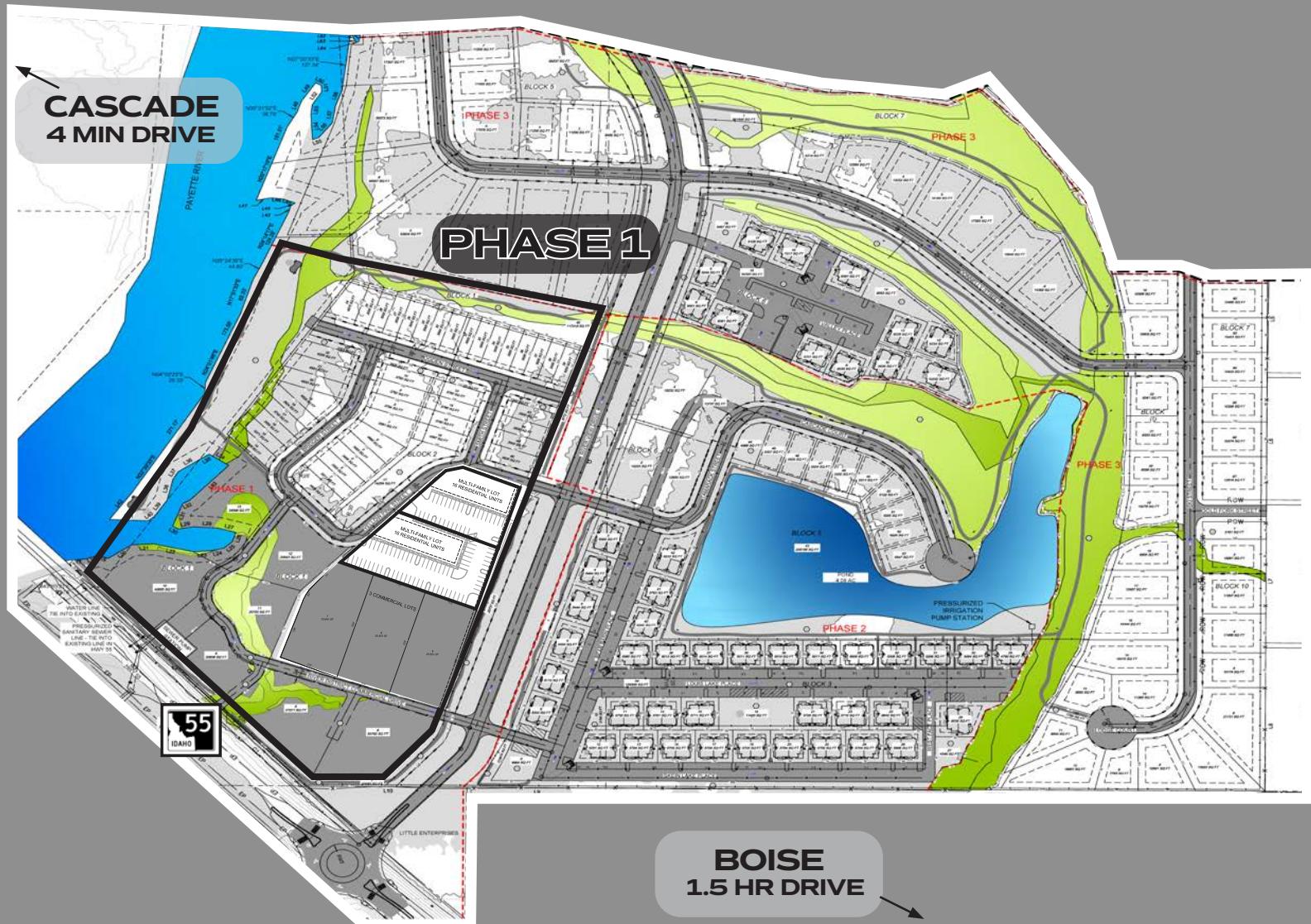
lenny@tokcommercial.com



TOWNSHIP 14 N., RANGE 4 E., B.M. | VALLEY COUNTY, IDAHO

READY TO BUILD

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READY TO BUILD MULTIFAMILY LOT AVAILABLE



ONLY ONE AVAILABLE LOT LEFT!

PRICE PER DOOR \$25,000

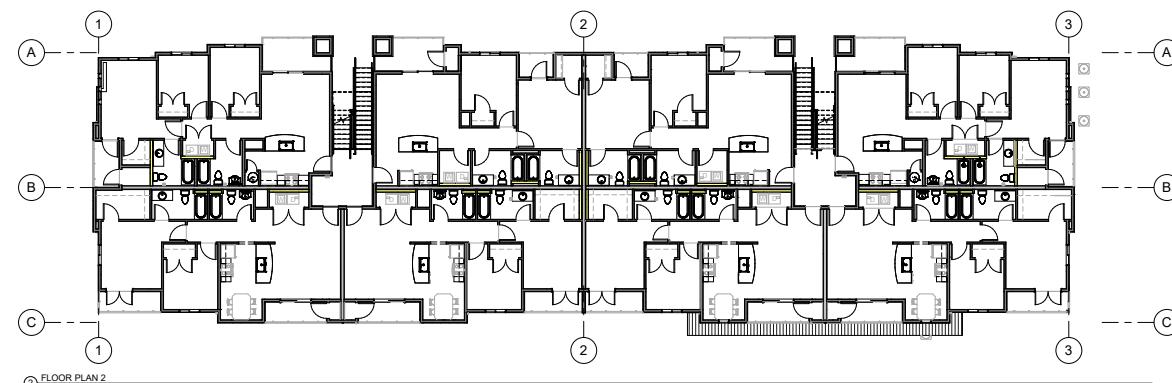
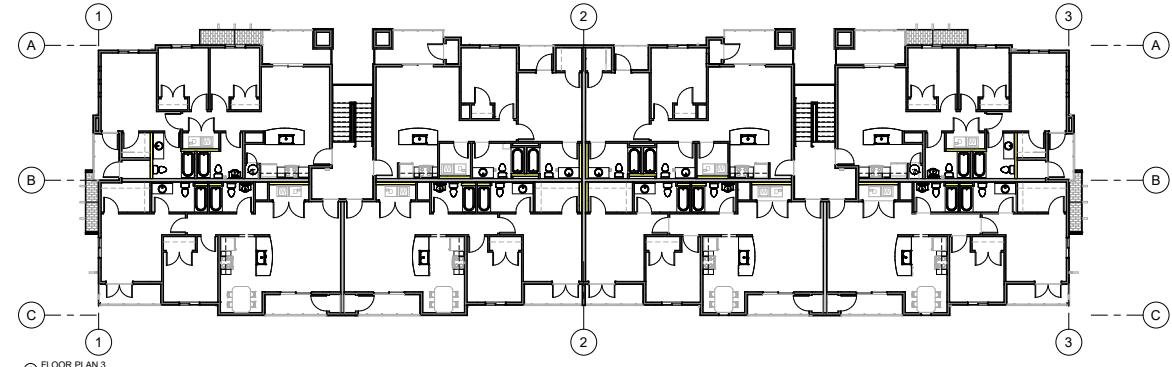
TOTAL PRICE \$400,000

UNITS 16 each

Lot 2 15 RIVER ROCK DRIVE 0.821 AC



SAMPLE ELEVATION & FLOOR PLAN





THE RIVER
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PROJECT PHOTOS



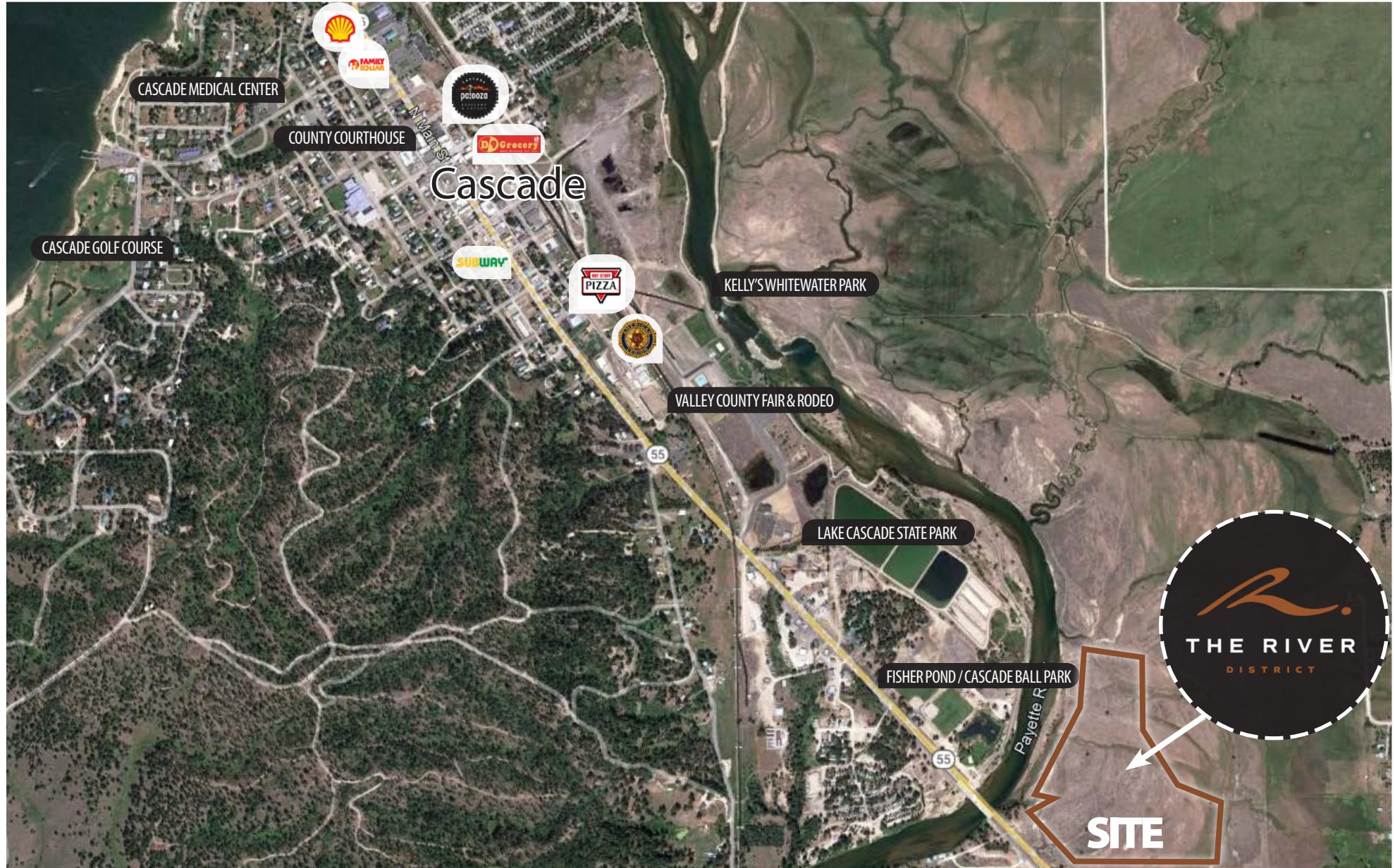


THE RIVER
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PROJECT PHOTOS



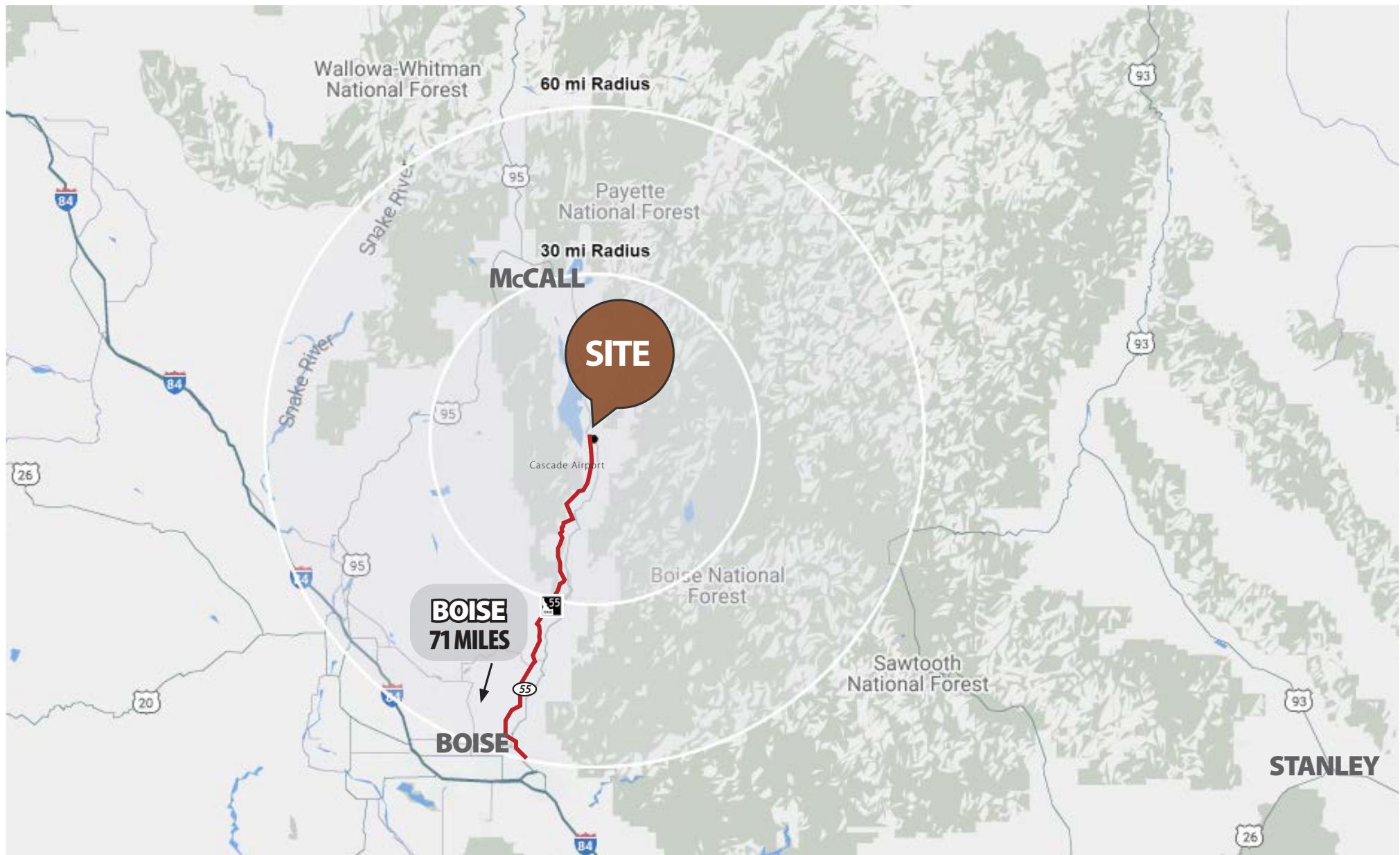
LOCAL BUSINESSES





THE RIVER
DISTRICT

LOCATOR MAP



CASCADE ATTRACTIONS



The River District is conveniently located within the [City of Cascade](#) which is known as an outdoor recreational paradise.

With access along the **Payette River** the River District is just minutes from **Kelly White Water Park**, a place for stand up paddlers, river surfers, and kayakers.

Just 35 minutes away is **Tamarack Resort**. A skier and snowboarders dream, with over 50 runs and an average of 300" inches of snowfall a year. Tamarack resort also offers hiking and biking trails during the summer months too.





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