

COMMERCIAL PROPERTY REPORT

9130 Village Way, Victor, ID 83455



Presented by

Zachary Smith

REALTOR® | Wyoming Real Estate License: DB31188



BERKSHIRE HATHAWAY
HomeServices
Brokers of Jackson Hole
Real Estate

Mobile: (307) 690-3674

Main: zach@bhhsjacksonhole.com |

Other 1: zacharysmith@gmail.com

Office: <http://www.bhhsjacksonhole.com/>

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140 N Cache St
Jackson Hole, WY 83001



9130 Village Way, Victor, ID 83455

FOR SALE
Active: 10/11/2017

List Price
\$330,000
List Date: 10/11/2017

Property Facts

	Public Facts	Listing Facts
Property Type	Land	Land
Property Subtype	Rural Improved / Non-Residential	Land
Lot Size	0.31 acres	0.35 acres
Lot Dimensions	13504 SF	-

Extended Property Facts

Interior Features

Water Public

Exterior Features

Sewer Public

Exterior Details

Lot Size - Square Feet	13504 sq ft
Lot Size - Acres	0.310 ac

Location Details

Trade Area	Mountainside Village
Zoning	Mixed Use

Schools (based on location)

High School	Teton High School
School District	Teton County District

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Tenant Data – Total Tenants Found: 1

Tenant / Contact	Suite/ Unit	Move-in Date	Type of Business	Business Start Date
MOUNTAINSIDE FOUNDATION & INSTITUTE INC	–	–	Non-Profit Groups NEC	2/10/2006

Listing Facts and Details

Listing Details

Listing ID: 17-3023

Listing Source: Teton Board of REALTORS®MLS

Original List Price: \$330,000

Original List Date: 10/11/2017

Current List Price: \$330,000

Listing Agreement Type: Exclusive Right to Sell(ER)

Possession: At Closing

Showing Instructions: Please call Zach at 307-690-3674 or Doug at 307-413-8899

Association Dues: \$4,440

Association Payments per Year: 1

Details:

Six Lots for Sale in the Mountainside Village Center. These lots are all zoned CX- Commercial Mixed Use. This allows a developer to develop a building with four separate units at up to three levels per unit. Perfect for the person who wants a live/work scenario or an investor that realizes the untapped potential in Victor, Idaho. With a new 56 room hotel and a Heath Clinic and Pharmacy opening in 2018, now may be a good time to invest in Victor. Call today for more information. There are an additional seven lots available with the same zoning.

Legal:

SEC/TWN/RNG/MER:SEC 13 TWN 03N RNG 45E LOT 15 BLK 1 UTILITY LOT MOUNTAINSIDE VILLAGE SEC 13 T3N R45E

Price Change History

Change Date	Description	New List Price	% Change
8/23/2018	Active	\$330,000	+3.13%
7/25/2018	Active	\$320,000	-3.03%
6/13/2018	Active	\$330,000	-
10/16/2017	Active	\$330,000	-
-	-	\$330,000	-

Public Facts

Owner Information

Owner Name

Mountainside Village Inc.

Mailing Address

9130 Village Way Victor ID 83455-5509

Vesting

Company/Corporation

Legal Description

APN: RPB00272010150	Tax ID: -	Zoning: -	Census Tract: 160819601.004389	Abbreviated Description: SEC/TWN/RNG/MER:SEC 13 TWN 03N RNG 45E LOT 15 BLK 1 UTILITY LOT MOUNTAINSIDE VILLAGE SEC 13 T3N R45E	City/Municipality/Township: Victor, ID 83455
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Assessed Values

Date	Improvements	Land	Total	Tax
2017	\$20,115	-	\$20,115	\$206
2016	\$20,114	-	\$20,114	\$221
2015	\$19,461	-	\$19,461	\$308
2011	\$33,600	-	\$33,600	-
2010	\$33,600	-	\$33,600	-

Maps



Legend: Subject Property



Legend: Subject Property



Legend: Subject Property

Property Photos





About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.
- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.
- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.
- This report has been provided to you by a member of the NAR.



About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.
- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records and RealtyTrac.
- **Market conditions and forecasts** based on listing and public records data.
- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.
- **School data and reviews** from Niche.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



Update Frequency

- Listings and public records data are updated on a continuous basis.
- Charts and statistics calculated from listing and public records data are refreshed monthly.
- Other data sets range from daily to annual updates.

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