

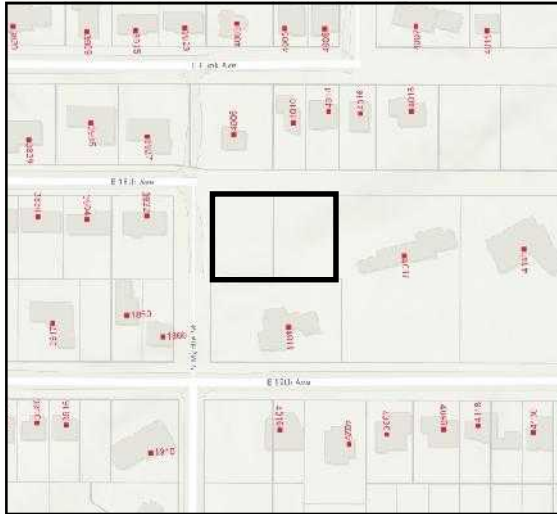
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COMMERCIAL

FOR SALE

Two South Hill Residential Lots

4XXX E 18th Avenue
Spokane, Washington



LOCATION:

4XXX E 18th Avenue. Southeast corner of 18th Ave and Myrtle Street.
South Hill location just east of Thor/Freya with excellent access to I-90, downtown, all services and the Lincoln Heights Shopping District.

SITE:

$\pm 26,920$ sf (Per county records) Parcel Numbers: 35271.3207, 35271.3208
Slightly sloping north, there is a rocky outcrop on the southeast corner of the parcel.

Zoning:

R-1. The R1 zone is a low-intensity residential zone. The zone allows a range of housing choices built at the general scale and height of detached houses. This includes both detached and attached homes and middle housing types. The new City of Spokane zoning allows single family, townhouses and multifamily and is limited by other code provisions (i.e., setbacks, height, etc.).

UTILITIES:

City sewer and water in street.

TAXES:

2025 Real Estate Taxes: \$2,224

SALE PRICE:

\$300,000. Cash to seller.

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