

0 Leroy Street Molalla, Oregon 97038



\$149,600

Build your new home here on this private Oversized (.38 acre) flag lot across from the middle school. Do you Need lots of secure storage???? Huge locking 3 bay shop with concrete floors, and additional open storage lien to with gravel. Easy to picture your new home on this over sized, fenced residential lot..... Celebrate living here:buy this lot and build your dream home in your ideal location!

Currently/temporarily accessed through neighbor's property at 724 Heinz street. Permanent Easement on Leroy (for property) for access and services surveyed and recorded. Currently no utilities to property. Shop is wired for power. The county reports that the soil type is Dayton Silt Loam, and that the elevation is 349.00 ft. No power or water to property. Home book on line:

https://issuu.com/famis/docs/0_leroy_st-_homebook?e=11075613/65250896 Shown by appointment only due to guard dog.



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