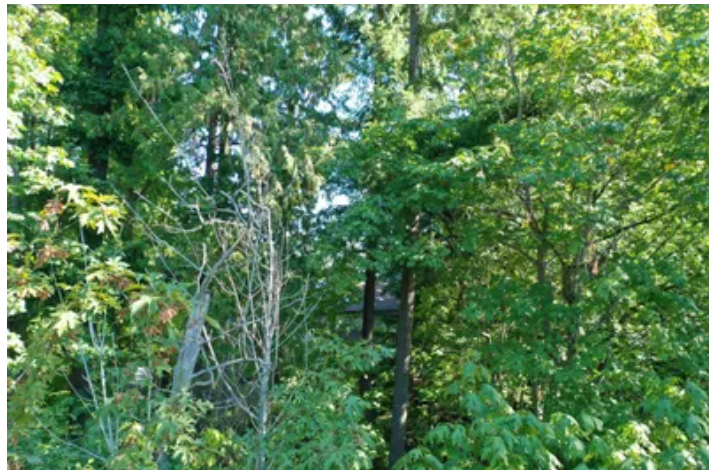
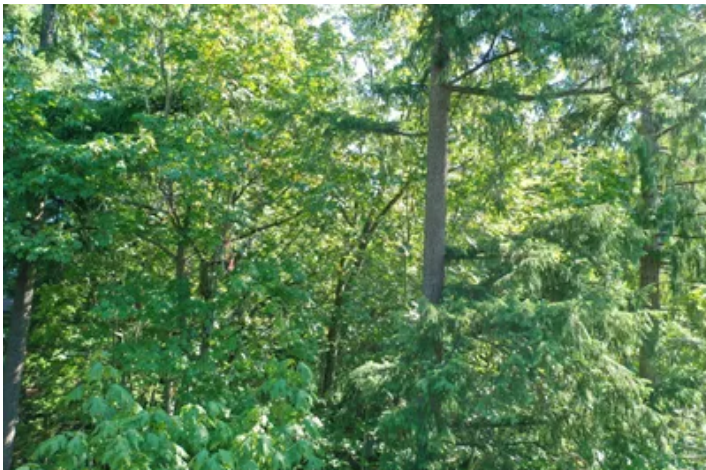


0.307 acres in Mercer Island
9458 SE 47th St
Mercer Island, WA 98040

\$830,000
0.300± Acres
King County



0.307 acres in Mercer Island
Mercer Island, WA / King County

SUMMARY

Address

9458 SE 47th St

City, State Zip

Mercer Island, WA 98040

County

King County

Type

Lot

Latitude / Longitude

47.56267 / -122.21407

Taxes (Annually)

2112.75

Dwelling Square Feet

13394

Acreage

0.300

Price

\$830,000

Property Website

<https://kwland.com/property/0-307-acres-in-merc-island-king-washington/90510/>



0.307 acres in Mercer Island
Mercer Island, WA / King County

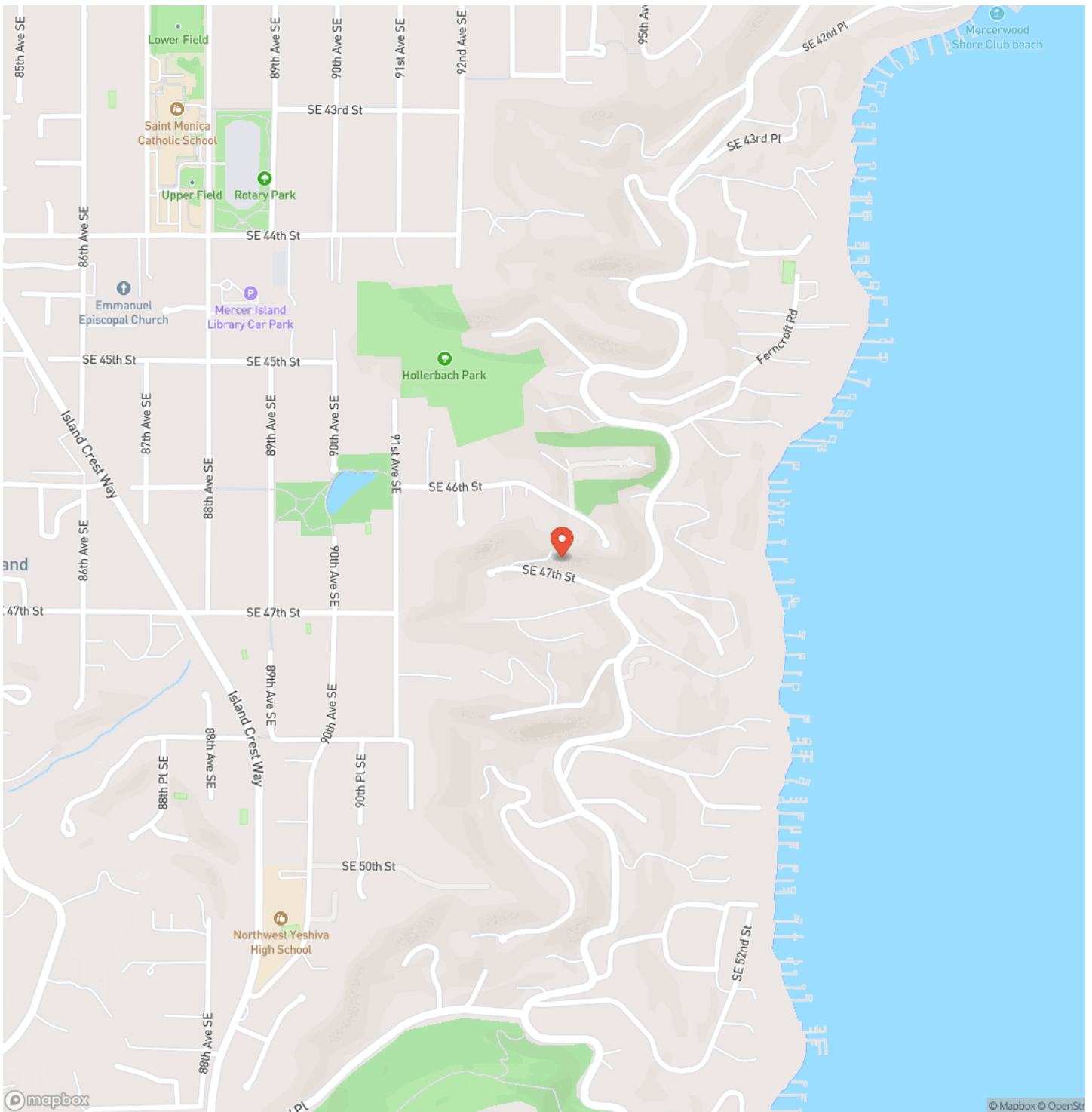
PROPERTY DESCRIPTION

MERCER ISLAND (DAWN VISTA) -0.307 ACRES: Prime mid-island location offering potential Lake Washington view. Located in quiet neighborhood on dead-end street. Shopping, dining, and entertainment needs within 15minutes in nearby Bellevue & Seattle. Close to schools, light rail, parks and trails. Property is 13,394 sf and sloped. Zoned R-15. No CCR's. Power, water, sewer, gas in street. 2021 topographical survey, geotechnical report, arborist report, pre-app city notes, feasibility review, concept drawings, & estimated development costs completed. No new studies. Buy and build or hold for future investment/development. Buyer to confirm feasibility for their building project. Bring your builder & architect and plan your next dream home!

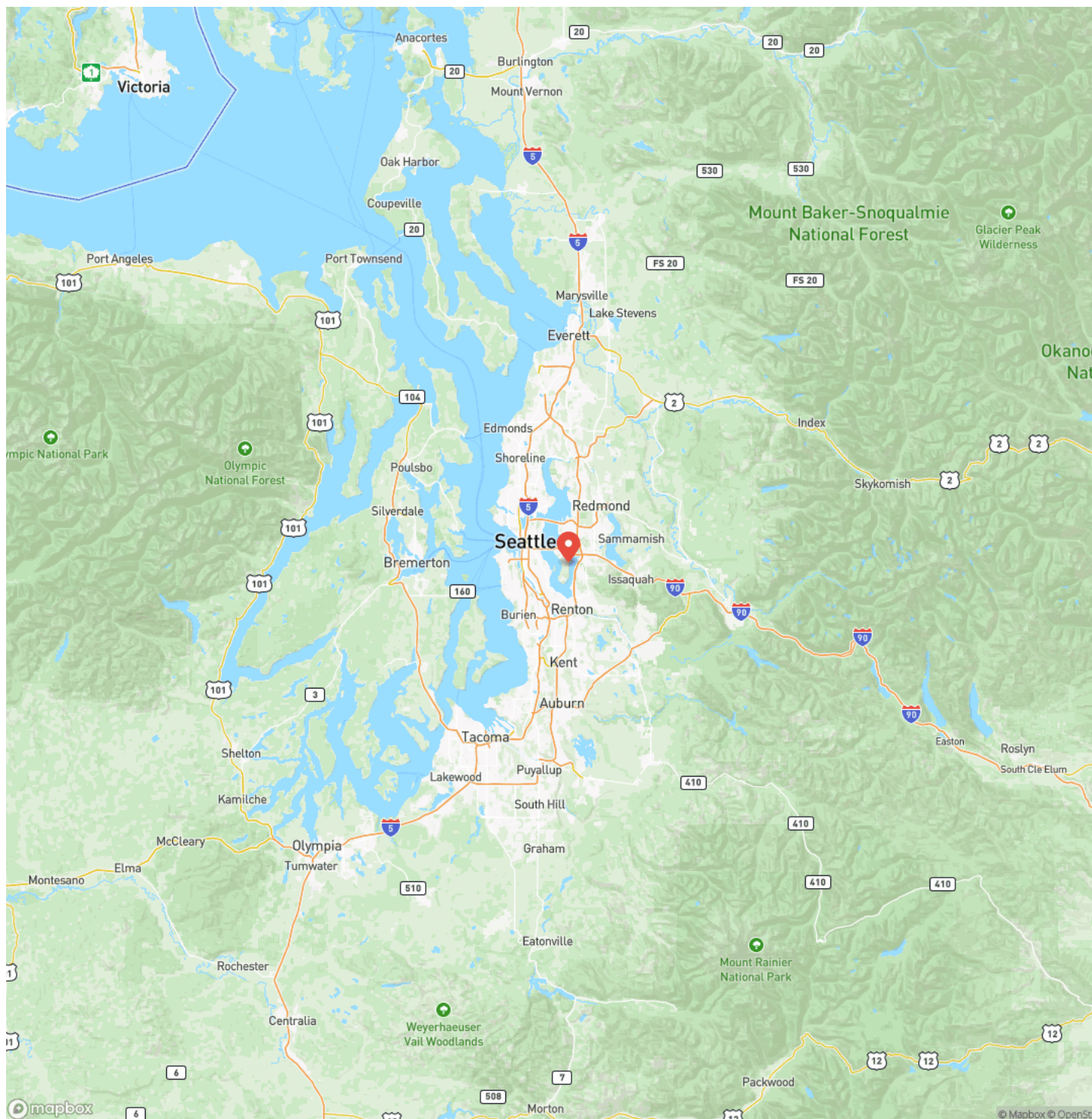
0.307 acres in Mercer Island
Mercer Island, WA / King County



Locator Map

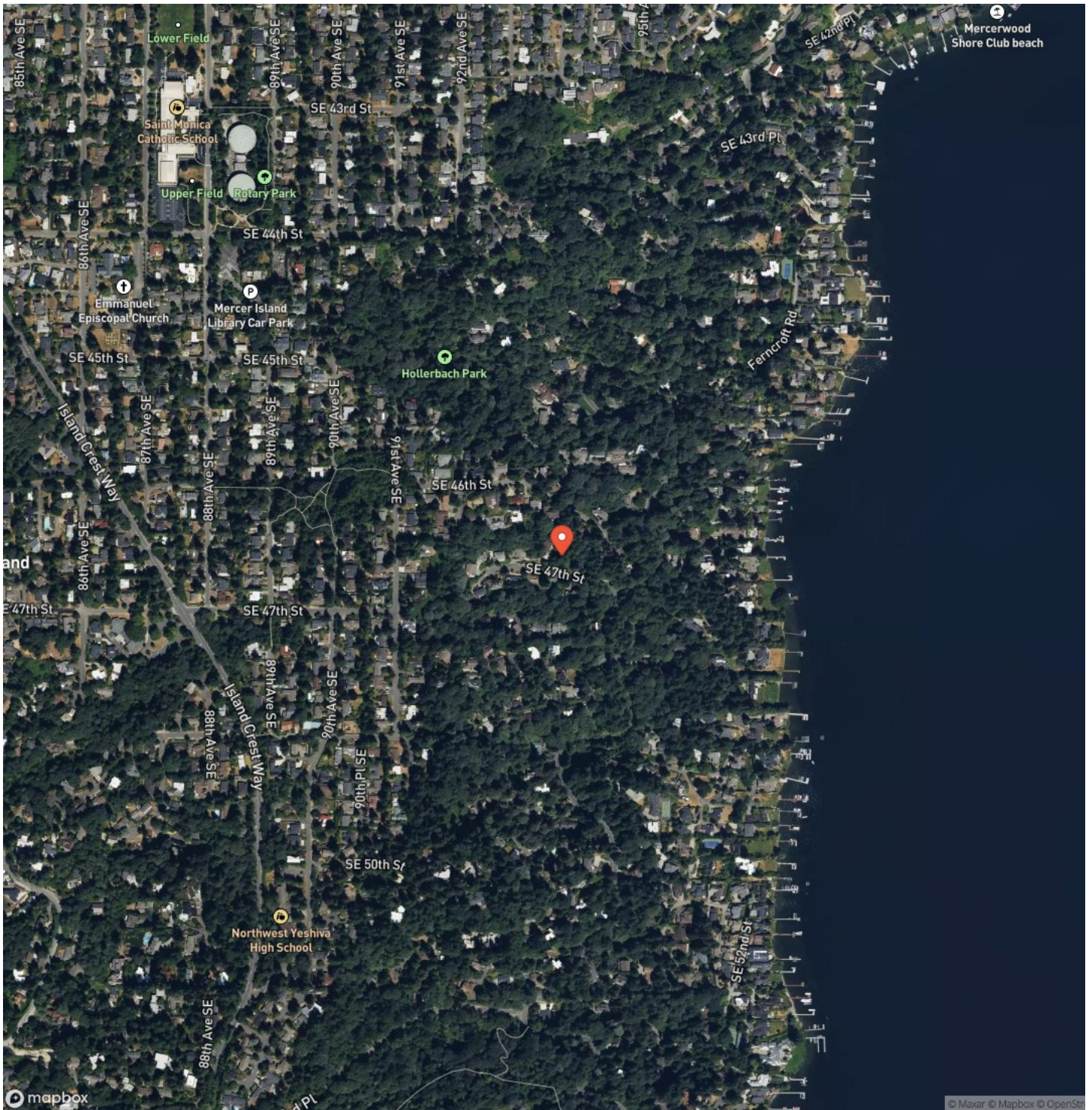


Locator Map



0.307 acres in Mercer Island
Mercer Island, WA / King County

Satellite Map



0.307 acres in Mercer Island
Mercer Island, WA / King County

LISTING REPRESENTATIVE

For more information contact:



Representative

John Love

Mobile

(206) 331-1000

Office

(253) 220-8371

Email

John.Love@LoveLegacyLand.com

Address

15215 SE 272nd Street

City / State / Zip

NOTES

This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

Keller Williams Mountains to Sound Realty
15215 SE 272nd Street
Kent, WA 98042
(253) 220-8371
