
**9.03 Acres near
Daniels Lake in
Nikiski**

File #B249

Land Size:	9.03 Acres
Price:	\$29,000
Area:	Kenai Peninsula Northwest
Legal Description:	Lot 9 Nikishka Bay Woods; Kenai Recording District; Plat #74-12
Directions:	From Soldotna, take Kenai Spur Highway to approx mile 31.4; rt on Lafayette Ave; rt on Horner Rd; see lot on right.
Access:	Maintained gravel road.
Water Front:	None; located near Daniels Lake
Utilities:	Electric in area (at end of Horner Road; approx 600 ft to the south).
Covenants:	None; unrestricted.
Buildings:	None
Topography:	Gently rolling to gently sloping.
Trees:	Birch, spruce, alder & cottonwood.
Surveyed:	No; see approx GPS coordinates.
Taxes:	Approx \$192.19 yr
Terms:	Cash
Remarks:	

DISCLAIMER: Statewide Real Estate LLC does not guarantee the completeness or the accuracy of the material furnished in this brochure. Potential buyers are strongly advised to seek professional help in determining the availability, quality and cost of water, sewageable soils, and utilities. A survey may be necessary to locate property corners; GPS coordinates are approximate. Potential buyers should independently verify the zoning requirements and permits required with the appropriate agencies to determine if the property is suitable for their intended use.