
Twenty One Lots at Kenny Lake

File #E111

Land Size:	Approx 10.5 Acres Total (each lot is approx ½ acre).
Price:	\$99,900 for all 21 Lots.
Area:	Eastern Interior
Legal Description:	Lots 1, 3-4, 6-8, 10-11, 15, 17-19, 21-24, 29, 31-32 Block 4 & Lots 4-5 Block 9 Kenny Lake Village; Chitina Recording District; Plat #65-242
Directions:	Located at Kenny Lake off Pleasant Road from the Edgerton Highway; see maps.
Access:	Gravel & Dirt Roads and Trails.
Water Front:	None; located near Lake Olene & Kenny Lake.
Utilities:	Electric overhead on Edgerton Highway.
Covenants:	None; Amendment to original Plat #64-215 regarding areas “A” and “B” expired August 20, 2015.
Buildings:	None
Topography:	Level
Trees:	Heavily wooded with Birch, Spruce, Cottonwood & Alder.
Taxes:	None
Terms:	Cash; or Owner will finance sale with a minimum of 25% down payment.
Remarks:	Seller is a licensed Real Estate Broker in the state of Alaska. Lots must be sold together; no exceptions.

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.