
**Unrestricted Lots
off Burma Road**
File #P142

Land Size:	Lot 10 Block 2 = 1.08 Acres Lot 32 Block 3 = .97 Acre
Price:	\$25,000 each
Area:	Mat-Su South Central (Big Lake area)
Legal Description:	Lot 10 Block 2 & Lot 32 Block 3 Irish Hills; Palmer Recording District; Plat #75-11
Directions:	From approx mile 52.3 of Parks Hwy, take Big Lake Road approx 9 miles; lft on Burma Rd; see maps.
Access:	Maintained gravel road
Waterfront:	None; close to Marilee Lake; no wetlands noted.
Utilities:	Electric across street from both lots.
Covenants:	None; unrestricted.
Buildings:	None
Topography:	Rolling
Trees:	Heavily wooded with birch & spruce.
Surveyed:	Yes; corners were originally marked with ½” x 24” rebar.
Taxes:	Approx \$117.84 yr for each lot.
Terms:	Cash; or Owner will finance sale with a minimum of 30% down payment.
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.