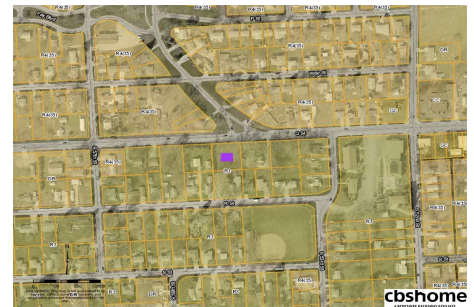
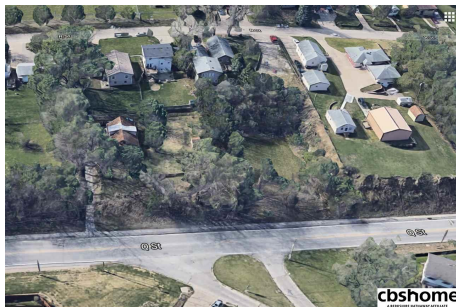




MLS# 21722483  
 Status Active  
 Bedrooms \_\_\_\_\_  
 Bathrooms \_\_\_\_\_  
 Total Sqft \_\_\_\_\_  
 Year Built \_\_\_\_\_  
 Subdivision South Side Acres



**MUNICIPAL ZONING AND RESIDENTIAL DISTRICTS**

Minimum Required	R1	R2	R3	R4	R5	R6	R7	R8
Front Yard	25'	25'	25'	25'	25'	25'	25'	25'
Side/Rear Yard	10'	10'	10'	10'	10'	10'	10'	10'
Height	35'	35'	35'	35'	35'	35'	35'	35'
Maximum Density	10%	10%	10%	10%	10%	10%	10%	10%
Maximum Coverage	35%	35%	35%	35%	35%	35%	35%	35%
Maximum Impervious	10%	10%	10%	10%	10%	10%	10%	10%
Maximum Coverage	10%	10%	10%	10%	10%	10%	10%	10%

**OFFICE, COMMERCIAL, AND INDUSTRIAL DISTRICTS**

Minimum Required	LO	CO	IC	ICB	ICD	ICM	ICP	ICR
Front Yard	15'	15'	15'	15'	15'	15'	15'	15'
Side/Rear Yard	10'	10'	10'	10'	10'	10'	10'	10'
Height	35'	35'	35'	35'	35'	35'	35'	35'
Maximum Density	10%	10%	10%	10%	10%	10%	10%	10%
Maximum Coverage	60%	60%	60%	60%	60%	60%	60%	60%
Maximum Impervious	60%	60%	60%	60%	60%	60%	60%	60%
Maximum Coverage	60%	60%	60%	60%	60%	60%	60%	60%

**cbshome**

**Remarks**

Nearly 1/2 acre of prime residential ground in booming "South-O"! Build, build, build, to you heart's content - R3 Zoning. Water stubbed out on lot. \$1700 fee for water hookup. Sewer nearby which new owner could connect to but would need to verify specifics with city.



**Jason Birnstihl**  
 CBSHOME  
 jason.birnstihl@cbshome.com  
 402-669-0415

Information has not been verified, is not guaranteed and is Copyright (c) 2018 CBSHOME