

# \$525,000 - 4501 N Accipiter Way, Boise

MLS® #98950333

**\$525,000**

Bedroom, Bathroom,  
Land on 0.40 Acres

Eyrie Canyon, Boise, ID

Outstanding building lot with views overlooking the foothill and Quail Hollow Golf Course. Large 182' x 95' parcel with utilities at the lot line. Walk out your front door for immediate access to the Ridge to Rivers trail system and open access to hundreds of acres of public paths and trails. This 0.40 acre homesite provides the ultimate location to enjoy all the amenities North Boise has to offer. Eyrie Canyon provides a community pool, private city park with toys and direct access to open space. Build your dream home - bring your own builder or use one of the current builders acquainted with foothill building. CCR's & ACC Guidelines in place to protect your investment. Flat and level parcel ready to build on. All lots were recently surveyed and staked. Check Doc Tab for CCRS and Plat. Call listing agent regarding other lots that are available in the subdivision. BTVAI



## Essential Information

MLS® #	98950333
Price Per Acre	\$1,312,500
Acres	0.40
Type	Land
Sub-Type	Unimproved Land
Status	Active

## Community Information

Address	4501 N Accipiter Way
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Area	Boise North - 0100
Subdivision	Eyrie Canyon
City	Boise
County	Ada
State	ID
Zip Code	83703

### **Amenities**

Utilities	Electricity Available, Natural Gas Connected, Phone Connected, Cable Connected, Electricity Connected, Sewer Connected, Underground Utilities
View	Yes
Golf Course	N

### **Exterior**

Lot Description	10000 SF - .49 Acres, Level, Sloped, Surveyed, Views, Canyon Rim
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### **School Information**

District	Boise School District #1
Elementary	Collister
Middle	Hillside
High	Boise

### **Additional Information**

Date Listed	June 9th, 2025
Days on Market	3
Zoning	A-1
HOA Fees	\$950
HOA Fees Freq.	Annually
Property Taxes	\$3,343
Tax Year	2025
Office	Homes of Idaho
Contact Info	info@homesofidaho.com

### **Listing Details**

Listing Office	Homes of Idaho
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