

\$550,000 - 335 W Lincoln, Nampa

MLS® #98963253

\$550,000

4 Bedroom, 3.00 Bathroom, 2,726 sqft

Residential Income on 0.32 Acres

MoadS Sub, Nampa, ID

No HOA. Incredible investment opportunity in the heart of Nampa! This well-maintained multi-family property features two units: a spacious 3 bed, 2 bath main home and a private 1 bed, 1 bath unit—perfect for rental income, multi-gen living, or guests. Enjoy an open layout with abundant natural light, modern kitchens, and a dedicated workspace. The shared backyard oasis boasts a sparkling pool, hot tub, and BBQ area, ideal for Idaho summers. Ample parking accommodates multiple tenants or visitors. Located near top local attractions like the Warhawk Air Museum, Nampa Civic Center, Lake Lowell, and Deer Flat National Wildlife Refuge, this property offers both lifestyle and income potential. Whether you're a homeowner looking for flexibility or an investor seeking returns, this versatile property is a must-see. Ask about available buyer incentives!

Built in 1951

Essential Information

MLS® #	98963253
Price Per SQFT	\$202
Bedrooms	4
Bathrooms	3.00
Square Footage	2,726
Acres	0.32
Year Built	1951
Type	Residential Income



Sub-Type	Duplex
Status	Active

Community Information

Address	335 W Lincoln
Area	Nampa South (86) - 1260
Subdivision	MoadS Sub
City	Nampa
County	Canyon
State	ID
Zip Code	83686

Amenities

Utilities	Sewer Connected
Parking Spaces	6
Parking	RV Access/Parking
RV/Boat Parking	Yes
Golf Course	N

Interior

Appliances	Stove/Range (All Units), Refrigerator (All Units), Washer/Dryer (No Units)
Heating	Forced Air, Fireplace(s)
Cooling	Central Air, Ductless/Mini Split
Fireplace	Yes

Exterior

Lot Description	10000SF - .49, R.V. Parking
Roof	Other
Foundation	Crawl Space

School Information

District	Nampa School District #131
Elementary	Centennial
Middle	West Middle Nam
High	Nampa

Additional Information

Date Listed	September 30th, 2025
Days on Market	9

Property Taxes	\$4,223
Tax Year	2024
Office	Sweet Group Realty
Contact Info	jeffery.sweet@gmail.com

Listing Details

Listing Office	Sweet Group Realty
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Listing information last updated on October 19th, 2025 at 12:33am MDT