



**River Dance Lodge, Idaho County, Idaho, 5.00 Acres**

**\$2,150,000**

- Fishing, House, Income producing, River Frontage, Stream/River, Water Sports

This is an opportunity for the entrepreneur or skilled business person that loves adventure and recreating an incredible destination resort property. Or it could be the perfect family or company retreat property. Don't miss your chance to own this incredible piece of Idaho, nestled along the most expansive Wilderness areas in the lower 48! This property consists of a restaurant, 6 handcrafted log cabins, 2 of which are duplex units (making 8 units total), a laundry room with two apartments above, glamping tents, and a 16x20 outbuilding for all your tools and toys! Located along the Clearwater river, and just 6 miles below the confluence of the Lochsa and Selway rivers, this resort is on the doorstep to some of the best fishing (including trout and steelhead) and whitewater rafting in the world. These designated Wild and Scenic rivers and the forests nearby provide endless recreation opportunities including fishing, floating, whitewater rafting, hiking, hunting, horseback riding, snowmobiling and more. This one-of-a-kind property is a paradise for the outdoor sportsman and nature enthusiast.

**Main Info**

- Street Address : 7743 U.S. Highway 12
- Lot Size Acres : 5.00 Acres
- Postal / Zip Code : 83539
- Dwelling : Yes
- State / Province : Idaho
- (Assessor) Parcel Number : 33N06E329786A, 6E336
- County : Idaho
- Closest City : Kamiah

**Taxes**

Tax Year : 2023

Estimated Taxes per year are \$2,937.00

### Broker Info



#### **Kelsie Wetherell**

**Clearwater Properties of Idaho**

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Kelsie is the Broker of Clearwater Properties of Idaho, Inc and has been in real estate for over 20 years and enjoys helping people fulfill their dreams. Selling real estate in the Napa Valley and now in the northern Idaho area gives her the diversity of knowledge on many properties. Kelsie believes in creating a trusting bond with her clients and will give them a straight, honest answer. Kelsie enjoys trap shooting, golfing, and skiing.

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