



LAND NEXT TO STATE HIGHWAY 37 FOR SALE

\$120,000

101 E. Smithville Rd.
Bloomington, IN

Property Highlights

- ±8.81 Acres
- Two parcels
- Zoned County- Agricultural Residential and Residential 1
 - Permitted Use on Third Page
- View of State Road 37
- One Bill board on property
- Annual Real Estate Tax- \$1,036.78



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Argicultural Residential Permitted Use

Primary Uses		
<p>General Uses</p> <ul style="list-style-type: none"> Artificial Pond or Lake* <p>Agricultural Uses</p> <ul style="list-style-type: none"> Agriculture-Related Commerce* Agriculture, Traditional Aquaculture* Community or Institutional Garden* Equine Services or Stables* Farm Store* Logging or Forestry Operations* Nursery and/or Greenhouse* <p>Residential Uses</p> <ul style="list-style-type: none"> Emergency Housing or Short-Term Shelter 	<ul style="list-style-type: none"> Residential Facilities for Individuals with a Developmental Disability* Residential Facilities for Individuals with a Mental Illness* Residential Storage Structure* Single-Family Detached Dwelling <p>Public and Semi-Public Uses</p> <ul style="list-style-type: none"> Cemetery and/or Mausoleum* Greenfill* Parks and Playgrounds Relocation of Pole Signs* Wireless Communications Facilities 	<ul style="list-style-type: none"> School* Minor Utility* <p>Personal Service Uses</p> <ul style="list-style-type: none"> Bed and Breakfast* Real Estate Sales/Model Home Office Religious facilities Short-Term Rental - Owner Occupied* Tourist Home or Cabin* <p>Business Uses</p> <ul style="list-style-type: none"> Taxidermist* <p>Amusement and Recreational Uses</p> <ul style="list-style-type: none"> Campground, Primitive*
Conditional Uses		
<p>General Uses</p> <ul style="list-style-type: none"> Accessory Wind Turbine* <p>Agricultural Uses</p> <ul style="list-style-type: none"> Agricultural Event Center* Agritainment or Agritourism* Equestrian Center* Farm Supply & Equipment Sales and/or Repair* Feed Mill* Intensive Agriculture* Veterinary Service, Large Animal* Winery* <p>Residential Uses</p> <ul style="list-style-type: none"> Home-Based Business* <p>Public and Semi-Public Uses</p> <ul style="list-style-type: none"> Child Care Center* Composting Facility* Clean Fill* Fitness Center 	<ul style="list-style-type: none"> Solar Farm* Wastewater Treatment Facility Water Treatment Facility <p>Personal Service Uses</p> <ul style="list-style-type: none"> Artisan Crafts, Food, and/or Beverage Production* Collection Container Facility* Kennel* Kennel, Commercial Breeding Operations* <p>Retail Uses</p> <ul style="list-style-type: none"> Auction House Garden Center* <p>Automotive and Transportation Uses</p> <ul style="list-style-type: none"> Automotive and/or Boat Service and Repair, Minor* 	<p>Amusement and Recreational Uses</p> <ul style="list-style-type: none"> Campground, Commercial* Golf Course* Outdoor Adventure Attraction* Outdoor Theater* Recreational Vehicle (RV) Park* <p>Construction and Industrial Uses</p> <ul style="list-style-type: none"> General Contractor, Rural* Sawmill <p>Mixed Uses and Adaptive Reuse</p> <ul style="list-style-type: none"> Adaptive Reuse* Live and Work Dwelling* Historic Adaptive Reuse*

Residential 1 Permitted Uses

Primary Uses		
<p>General Uses</p> <ul style="list-style-type: none"> Artificial Pond or Lake* <p>Agricultural Uses</p> <ul style="list-style-type: none"> Agriculture, Traditional* Community or Institutional Garden* Logging or Forestry Operations* <p>Residential Uses</p> <ul style="list-style-type: none"> Emergency Housing or Short-Term Shelter Residential Facilities for Individuals with a Developmental Disability* Residential Storage Structure* Single-Family Detached Dwelling 	<ul style="list-style-type: none"> Single-Family Paired Dwelling (2-units)* <p>Public and Semi-Public Uses</p> <ul style="list-style-type: none"> Cemetery and/or Mausoleum* Parks and Playgrounds Relocation of Pole Signs* School* Minor Utility* 	<p>Personal Service Uses</p> <ul style="list-style-type: none"> Bed and Breakfast* Real Estate Sales/Model Home Office Religious facilities Short-Term Rental - Owner Occupied*
Conditional Uses		
<p>General Uses</p> <ul style="list-style-type: none"> Accessory Wind Turbine* <p>Residential Uses</p> <ul style="list-style-type: none"> Home-Based Business* Residential Facilities for Individuals with a Mental Illness* Two-Family Dwelling* <p>Public and Semi-Public Uses</p> <ul style="list-style-type: none"> Child Care Center* Collection Container Facility* Wastewater Treatment Facility Wireless Communication Facilities* 	<p>Personal Service Uses</p> <ul style="list-style-type: none"> Artisan Crafts, Food, or Beverage Production* <p>Retail Uses</p> <ul style="list-style-type: none"> Café/Coffee Shop* 	<p>Mixed Uses and Adaptive Reuse</p> <ul style="list-style-type: none"> Adaptive Reuse* Historic Adaptive Reuse*

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