



**TBD – Parcel# 132072000008000**

West Richland, WA 99353  
MLS# 269808

Contact

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## **SUMMARY**

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This property is flat land with road access from Ruppert Rd. It offers ample space for you to spread out and is located within West Richland's Urban Growth Boundary. The shared drive easement has already been executed with the neighboring property and is recorded. Electrical connections are currently available on Demoss and Ruppert Rd. The property allows you to bring your own builder.

## **Undeveloped Land**

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**\$150,000.00**

1.56 Acres

## **ADDRESS:**

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TBD Ruppert Rd  
West Richland, WA 99353

## **CONTACT**

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Pasco, WA 99301

## ZONING

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18 Other Residential (rural – over 1 acre)

## UTILITIES

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Electrical: on Demos and Ruppert.

Water: Will need Well.

Sewer: Will need Septic.

## DEMOGRAPHICS

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State: Washington

County: Benton County

Land Area (mi<sup>2</sup>): 22.1 sq mi

Density (mi<sup>2</sup>): 868.50/sq mi

Growth Since 2020: 17.22% (2,822)

The current population of West Richland, Washington is 19,206.

## TRAFFIC COUNTS

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Latest count: 2020

Average daily total: 1,223

## LINKS

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Municipal

<https://www.westrichland.org/>

<https://www.co.benton.wa.us/>

Economic Development

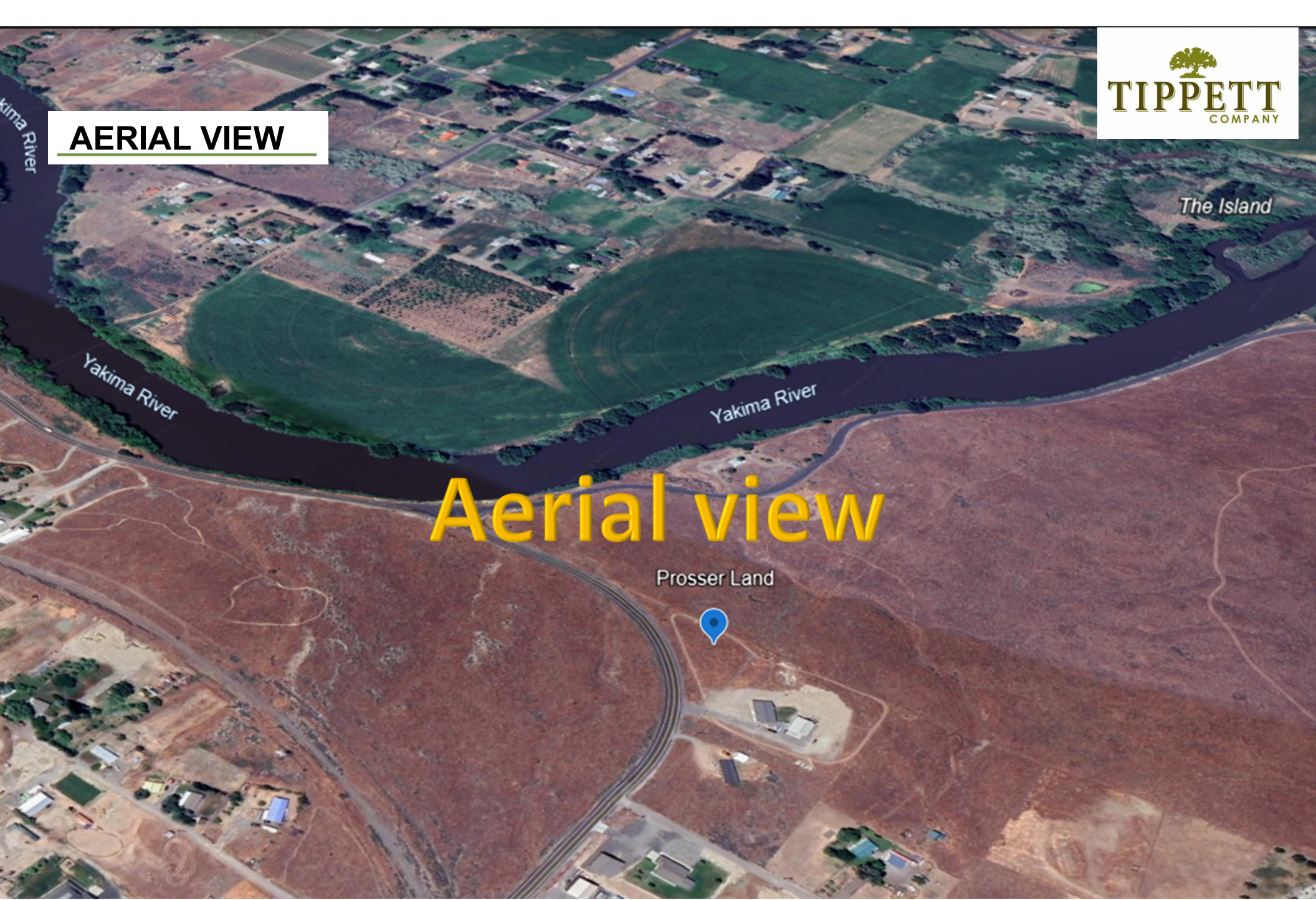
<https://portofbenton.com/>

<https://www.tridec.org/>

## Close up Photo

Location map

**AERIAL VIEW**



**Aerial view**

Prosser Land

