



\$40,000

- Lots / Land
- Active

## 252 PARKS CANYON RD, DUNCAN, AZ 85534, USA

<https://rehomes.us>



Great Opportunity to own 4.77 acres 1 mile outside Duncan AZ. Electricity lines go over the middle of this lot. Live off the land and instal your own well and septic. We are excited for you to explore this lot for yourself.

### Basics

**Category:** Lots / Land

**Lot size:** 217800.00 sq ft

**County:** Greenlee

**Entry Timestamp:** 2023-07-02T20:54:09.841

**Municipality/Zoning:** Green Valley - AA2

**View:** None

**Property Use Type:** Residential

**Status:** Active

**Days On Market:** 1

**List Number Main:** 22314195

**Lot Acres:** 5.00 acres

**Lot Dimensions:** 324x644

**Area:** Greenlee



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## Description

**Legal Description:** in private remarks

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## Building Details

**Fence:** None

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## Miscellaneous

**Compensation Disclaimer:** The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.

**Subdivision Name:** None

**Horse Property:** Yes - By Zoning

**Subdivision Restrict: Age Restrictions:** No

**Assessments:** \$0

**Tax Code:** 500-56-005

**Road Type:** Dirt

**Terms:** Cash,Conventional

**Distance to Utilities: Gas:** N/A

**Phone: Location:** Available

**Special Listing Conditions:** None

**Co-op Fee:** \$4

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** No

**Fire Protection:** None

**Property Disclosures:** Affidavit of Disclosure

**Road Maintenance:** Owner Maintenance

**Distance to Utilities: Sewer:** N/A

**Distance to Utilities: Water:** N/A

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## Listing Office

**Listing Office ShortId:** 52689

**ListingOfficeName:** West USA Realty of Prescott

**Listing Office Address:** 231 N Marina St., Prescott, AZ 86301

**Listing Office Url:** <http://https://www.westusaofprescott.com>

**Listing Member Phone:** (928) 273-4666

**Office ID:** 20211008212009016570000000



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## Amenities & Features

**Sewer:** Septic

**Electric:** Electric Company

**Gas:** Propane

**Neighborhood Feature:** None

**Water:** Domestic Wells

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## Nearby Schools

**High School:** Safford High School

**Middle School:** Safford Middle School

**School District:** Safford Unified

**Elementary School:** Safford Elementary School

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## Fees and Taxes

**Tax Year:** 2022

**Taxes:** \$31.98

