



**\$340,000**

## **1203 S EMU AVE, BENSON, AZ 85602, USA**

<https://rehomes.us>

If you love horses and open spaces, you will love this home. Some what of a fixer upper, little projects here and there. Seller is unable to do any repairs. AS IS, WHERE IS. Spacious home with a split bedroom floor plan. Great large country kitchen with plenty of cabinets. Soaking tub in master bathroom. [...]

- 3 beds
- 2.00 baths
- Manufactured Home
- Residential
- Active



**Theri Nation**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 2000

**Days On Market:** 9

**County:** Cochise

**Lot Acres:** 5.99 acres

**Lot Dimensions:** 285x471x374x193'x688'x663'

**View:** City,Desert,Rural,Sunrise,Sunset

**Type:** Manufactured Home

**Bedrooms:** 3 beds

**Lot size:** 261359.00 sq ft

**MLS #:** 22323371

**Bathrooms Full:** 2

**List Number Main:** 22323371

**Municipality/Zoning:** Benson - RU4

**Township:** 17

## Description

**Legal Description:** Swnenw Exc The S466.36' Of W373.64' Of Sce 20-17-21 6.00 Ac Affixed/2006 - 2001 32X34 Cavco Cavazd000929u/X

## Rooms

**Sauna Level:** St. David

**Dining Areas:** Dining Area,Great Room

**Kitchen Features:** Dishwasher,Exhaust Fan,Gas Range

**Kitchen Features: Countertops:** laminate

**Extra Room:** Bonus Room,Exercise Room,Office

## Building Details

**Lot Features:** Cul-De-Sac,North/South Exposure

**# of Carport Spaces:** 2.00

**Basement:** No

**Main House SqFt:** 1809.00 sq ft

**Stories:** One

**Fence:** Chain Link,Field,Wire

**Garage/Carport Feat:** Detached Car port

**Floor covering:** Engineered Wood, Laminate

**Construction:** Metal,Siding,Wood Frame

**# of Garage Spaces:** 0.00

**Style:** Ranch

**Construction Status:** N/A



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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:** N/A

**Landscape - Front: Other:** Desert Plantings, Grass, Shrubs, Trees

**Horse Property:** Yes - By Variance

**Electric: Electric Company:** SSVEC

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** No

**Accessibility Option:** None

**Assessments:** \$0

**Community:** None

**Tax Code:** 120-07-003A

**Property Disclosures:** Affidavit of Disclosure, Seller Prop Disclosure

**Road Maintenance:** Owner Maintenance

**Terms:** Cash

**Special Listing Conditions:** Fix Up, None

**Co-op Fee:** \$3

**Direction:** S

**Horse Facilities:** Yes

**Landscape - Rear: Other:** Desert Plantings, Trees

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Driveway:** Shared

**Section:** 20

**Fire Protection:** Included in Taxes

**Range:** 21.00

**Road Type:** Dirt

**Technology:** Built-Up, Metal, Rolled, High Speed Internet, Satellite Dish

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## Listing Office

**ListingOfficeName:** Tierra Antigua Realty

**Listing Office Address:** 77 Calle Portal, Suite C-140, Sierra Vista, AZ 85635

**Listing Member Phone:** (520) 861-0587

**Listing Office Phone:** (520) 439-8888

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

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## Units Information

**Unit Level:** 1



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## Amenities & Features

**Interior Features:** Ceiling Fan(s),Entertainment Center Built-In,Plant Shelves,Skylights,Split Bedroom Plan,Vaulted Ceilings

**Neighborhood Feature:** Horse Facilities,Horses Allowed

**Fireplace Location: Other:** Living Room

**Pool: Conventional:** Yes

**Laundry:** Laundry Room

**Main Cooling:** Central Air,Evaporative Cooling

**Patio/Deck:** Covered,Patio,Slab

**Security:** None

**Water:** Irrigation Well

**Window Covering:** Stay

**Guest Facilities:** None

**Sewer:** Septic

**Primary Bathroom Features:** Exhaust Fan,Separate Shower(s),Soaking Tub

**Water: # Of Shared Well:** 2

**Assoc Amenities:** None

**Fireplace:** Wood Burning

**Main Heating:** Forced Air

**Pool:** Above Ground

**Spa:** None, None

**Water Heater:** Electric

**Gas:** Propane

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## Nearby Schools

**High School:** St. David

**Elementary School:** St. David

**Middle School:** St. David

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## Fees and Taxes

**Tax Year:** 2022

**Assoc Fees Includes:** None

