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**\$46,000**

## **WWJQ+J9 PORTAL, AZ, USA**

<https://rehomes.us>

- Lots / Land
- Active

Custom Home lot located in the San Simon Valley between the Chiricahua and Peloncillo Mountain Ranges. Road to lot accessible with vehicles of all sizes. State land borders west side of lot. Spectacular views, Dark night skies, perfect spot to build your home and bring your horses. Enjoy the perks of high desert living; mild [...]



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### **Basics**



**Category:** Lots / Land

**Lot size:** 653397.00 sq ft

**County:** Cochise

**Entry Timestamp:**  
2022-03-20T08:56:32.061

**Municipality/Zoning:** Cochise - RU-4

**Township:** 17

**Area:** Cochise

**Status:** Active

**Days On Market:** 465

**List Number Main:** 22207166

**Lot Acres:** 15.00 acres

**Lot Dimensions:** 494 x 1272 x 494 x 1272

**View:** Mountain(s),Panoramic,Rural,Sunrise,Sunset

**Property Use Type:** Residential

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## Description

**Legal Description:** Caballos De Las Estrellas Equestrian Country Club The N494.36' Of Lot 21 Sec 15 T17 R32 15.00Ac

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## Building Details

**Lot Features:** East/West Exposure,North/South Exposure

**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.

**Special Listing Conditions:** None

**Co-op Fee:** \$5

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Name:** Caballos De Las Estr

**Assessments:** \$0

**Tax Code:** 402-28-050B

**Property Disclosures:**

Affidavit of Disclosure, CC&Rs, Military Airport Vct, Public Airport Vcty, Seller Prop Disclosure

**Road Maintenance:** HOA

**Distance to Utilities: Phone:** contact Valley Telec

**Distance to Utilities: Gas:** lease/buy propane

**Distance to Utilities: Electric:** 300 ft

**UnBranded Virtual Tour:**

<https://listingbooster.com/virtual-tour/home/1284645724>

**Subdivision Name:** None

**Horse Property:** Yes - By Zoning

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Transfer Fee:** \$0

**Association & Fees: HOA Telephone:** 575-545-5426

**Fire Protection:** None

**Range:** 32.00

**Road Type:** Dirt

**Terms:** Cash

**Distance to Utilities: Sewer:** buyer install septic

**Distance to Utilities: Water:** buyer install well

**Phone: Location:** Unknown

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## Listing Office

**Listing Office ShortId:** 286603

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

**Office ID:** 20100127072905176287000000

**ListingOfficeName:** Tierra Antigua Realty

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

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## Amenities & Features



**Sewer:** Septic

**Electric:** Electric Company

**Water:** Pvt Well (Not Registered)

**Water: Location:** None

**Electric: Location:** None

**Neighborhood Feature:** Horse Facilities

**Assoc Amenities:** None

**Gas:** Propane

**Gas: Location:** None

**Sewer: Location:** None

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## Nearby Schools

**High School:** San Simon

**Middle School:** San Simon

**School District:** San Simon

**Elementary School:** San Simon

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## Fees and Taxes

**Tax Year:** 2020

**Association & Fees: HOA Payment Frequency:** Annually

**Association & Fees: HOA Amt (Monthly):** \$0

**Taxes:** \$367.50

