



\$99,500

- Lots / Land
- Active



H7G5+97 PATAGONIA, AZ, USA

<https://rehomes.us>

WILDLIFE CORRIDORS is an environmentally thoughtful development in the heart of Southern Arizona's Sky Islands. Recognized by the National Association of Counties for best practices in sustainable projects and programs, Wildlife Haven was designed to protect the land and wildlife while providing an exceptional community lifestyle for its residents. Each parcel has a predetermined building [...]

Basics



Category: Lots / Land
Lot size: 194713.20 sq ft
County: Santa Cruz
Entry Timestamp: 2023-12-04T16:35:35.977
Municipality/Zoning: SCC - R-2
Township: 21
Area: SCC-Patagonia

Status: Active
Days On Market: 6
List Number Main: 22326149
Lot Acres: 4.47 acres
Lot Dimensions: Irregular; see Plat.
View: Mountain(s),Rural,Wooded
Property Use Type: Residential

Description

Legal Description: SUB THREE CANONS LOT 41

Building Details

Lot Features: Subdivided **Fence:** None

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: Three Canyons

Horse Property: No

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA Name: Wildlife Haven POA

Assessments: \$360

Community: None

Tax Code: 110-42-141

Property Disclosures: CC&Rs,County Parcel Info,Deed Restrictions,Flood Plain,Military Airport Vct,Plat Map,Seller Prop Disclosure

Road Maintenance: HOA

Distance to Utilities: Phone: TBD

Distance to Utilities: Gas: Propane Tank needed

Distance to Utilities: Electric: AT LOT

Special Listing Conditions: None

Co-op Fee: \$3

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Telephone: 703-615-8002

Section: 20

Fire Protection: Included in Taxes

Range: 16.00

Road Type: Chip/Seal

Terms: Cash,Conventional,Submit

Distance to Utilities: Sewer: Septic System needed

Distance to Utilities: Water: AVAILABLE

Phone: Location: Unknown

Listing Office

Listing Office ShortId: 4309

Listing Office Address: 340 Naugle Ave, Patagonia, AZ 85624

Listing Member Phone: (520) 604-6762

ListingOfficeName: La Frontera Realty

Listing Office Url: <http://www.lafronteraaz.com>

Office ID: 20091207185633752296000000

Amenities & Features



Neighborhood Feature: Legal Access,Paved Street,Walking Trail

Sewer: Other: Septic System needed

Assoc Amenities: None

Water: Location: Available

Electric: Electric Company

Water: Other: Community Well sys

Gas: None

Electric: Location: Available

Nearby Schools

High School: Patagonia Union High School

School District: Patagonia Public Schools

Middle School: Patagonia Elementary School

Elementary School: Patagonia Elementary School

Fees and Taxes

Tax Year: 2021

Association & Fees: HOA Amt (Monthly): \$50

Association & Fees: HOA Payment Frequency: Annually

Taxes: \$85.74

