



**\$320,000**

**3227 W SINAGUA PL, BENSON, AZ 85602, USA**

<https://rehomes.us>

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

Seller will carry with \$100K down. Motivated! 6.55 acres! Horse property eligible for Commercial/residential. Very unique property in J6 Ranch. 4 parcels of land currently set up for horses immediately. 2 storage barns, hay barn, garage and a new metal barn. Older manufactured home on the property currently utilized as a residence. Owners were going [...]



**Chad Utt**

---

**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1971

**Days On Market:** 28

**County:** Cochise

**Lot Acres:** 6.55 acres

**Lot Dimensions:** N/A

**Type:** Manufactured Home

**Bedrooms:** 3 beds

**Lot size:** 270966.00 sq ft

**MLS #:** 22311889

**Bathrooms Full:** 2

**List Number Main:** 22311889

**Municipality/Zoning:** Cochise - RU-36

**View:** Mountains,Sunset

Description

**Legal Description:** J-SIX RANCHETTES #3 LOTS 7 8 & 9 AFFIXED/1989 - 1971 SPA S0288U & S0288X 24X63

Rooms

**Sauna Level:** Benson

**Dining Areas:** Breakfast Bar,Dining Area

**Kitchen Features:** Electric Cooktop,Electric Oven,Electric Range

**Kitchen Features: Countertops:** Tile

**Extra Room:** Rec Room

Building Details

**Lot Features:** Cul-De-Sac

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1512.00 sq ft

**Stories:** One

**Fence:** Barbed Wire,Chain Link

**Garage/Carport Feat:** Detached

**Floor covering:** Carpet, Laminate, Vinyl

**Construction:** Frame

**# of Garage Spaces:** 2.00

**Style:** Ranch

**Construction Status:** N/A



---

## 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:** Natural Desert

**Horse Property:** Yes - By Zoning

**Guest House SqFt:** 0.0000

**Landscape - Rear: Other:** Natural Desert

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Driveway:** None

**Community:** None

**Tax Code:** 124-03-094A

**Road Type:** Gravel

**Technology:** Metal, None

**Special Listing Conditions:** None

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

**Direction:** W

**Horse Facilities:** Yes

**Electric: Electric Company:** SSVEC

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** No

**Accessibility Option:** None

**Assessments:** \$0

**Fire Protection:** Included in Taxes

**Property Disclosures:** Affidavit of Disclosure, Lead-Based Paint

**Road Maintenance:** County

**Terms:** Cash, Owner Carry, Submit

---

## Listing Office

**ListingOfficeName:** Keller Williams Southern Arizo

**Listing Office Address:** 185 S Moorman Ave, Sierra Vista, AZ 85635

**Listing Member Phone:** (520) 490-0015

**Listing Office Phone:** (520) 378-1000

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

---

## Amenities & Features



**Interior Features:** Storage,Workshop

**Sewer:** Septic

**Primary Bathroom Features:** Shower Only

**Pool: Conventional:** No

**Green Features:** Solar

**Main Cooling:** Mini-Split

**Patio/Deck:** Patio

**Security:** None

**Water:** Private Well,Pvt Well (Registered)

**Window Covering:** Stay

**Guest Facilities:** None

**Exterior Features:** Shed,Workshop

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

**Fireplace Location: Other:** Living Room

**Laundry:** Laundry Room

**Fireplace:** Wood Burning

**Main Heating:** Mini-Split

**Pool:** None

**Spa:** None, None

**Water Heater:** Electric

**Gas:** None

---

## Nearby Schools

**High School:** Benson

**Elementary School:** Benson

**Middle School:** Benson

---

## Fees and Taxes

**Tax Year:** 2021

