

## 380254 US-70, DUNCAN, AZ 85534, USA

<https://rehomes.us>

Nestled in serene countryside, this expansive 1.04 acre property offers a tranquil escape from urban life. Just off of the highway, it showcases breathtaking mountain views. Ideal for horse owners, the land provides ample grazing space. Additionally, it comes with decreed water rights and a a sturdy 16 X 50 metal building that stands ready [...]

**\$85,000**

- Lots / Land
- Active



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### Basics



**Category:** Lots / Land

**Lot size:** 43502.40 sq ft

**County:** Greenlee

**Entry Timestamp:** 2024-05-24T13:08:44.617

**Municipality/Zoning:** Other - CALL

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

**Property Use Type:** Residential

**Status:** Active

**Days On Market:** 4

**List Number Main:** 22412995

**Lot Acres:** 1.04 acres

**Lot Dimensions:** Irregular

**Area:** Greenlee

Description

**Legal Description:** lengthy description

Building Details

**Lot Features:** East/West Exposure

**Fence:** Field

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

**Horse Property:** Yes - By Zoning

**Subdivision Restrict: Age Restrictions:** No

**Assessments:** \$0

**Fire Protection:** Included in Taxes

**Property Disclosures:** Affidavit of Disclosure, Military Airport Vct, Public Airport Vcty, Seller Prop Disclosure

**Road Maintenance:** County

**Distance to Utilities: Phone:** unknown

**Distance to Utilities: Gas:** available

**Distance to Utilities: Electric:** on property

**Special Listing Conditions:** None

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

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** No

**Community:** None

**Tax Code:** 500-48-010A

**Road Type:** Paved

**Terms:** Cash

**Distance to Utilities: Sewer:** none

**Distance to Utilities: Water:** on property

**Phone: Location:** Unknown

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## Listing Office

**Listing Office ShortId:** 286612

**Listing Office Address:** 415 W Main St, Safford, AZ 85546

**Listing Member Phone:** (928) 322-4358

**ListingOfficeName:** Tierra Antigua Realty

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

**Office ID:** 20170510235433167108000000

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## Amenities & Features

**Sewer:** None

**Electric:** Electric Company

**Gas:** Natural

**Neighborhood Feature:** None

**Water:** City

**Gas: Location:** Available

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## Nearby Schools



**High School:** Other

**Middle School:** Other

**School District:** Other

**Elementary School:** Other

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# Fees and Taxes

**Tax Year:** 2023

**Taxes:** \$135.52

