



\$40,000

- Lots / Land
- Active

V93V+Q9 SUNIZONA, AZ, USA

<https://rehomes.us>

Time to make your country dream estate a reality! This 40 acre parcel is tucked away by Squaretop Hill in the Sunizona region of Pearce AZ. Imagine sitting enjoying the serenity of this peaceful private location while gazing at the gorgeous views of the Chiricahua Mountains. With prime RU-4 zoning you can build your dream [...]



Basics



Category: Lots / Land

Lot size: 1741957.00 sq ft

County: Cochise

Entry Timestamp: 2023-06-26T09:35:03.155

Municipality/Zoning: Cochise - RU-4

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

Property Use Type: Rural

Status: Active

Days On Market: 4

List Number Main: 22313670

Lot Acres: 39.99 acres

Lot Dimensions: 1317'x1325'x1313'x1324'

Area: Cochise

Description

Legal Description: Report Of Survey Bk 2 Pg 52 Ash Creek Ranch Lot 138 Nesw Sec 21 1 8 27 39.99Ac

Building Details

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

Fence: None

Fence: Other: t-posts on 3 sides

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: Ash Creek Ranch

Direction: S

Subdivision Restrict: **Age Restrictions:** No

Assessments: \$0

Fire Protection: None

Property Disclosures: Seller Prop Disclosure

Road Maintenance: Owner Maintenance

Distance to Utilities: **Phone:** Available

Distance to Utilities: **Gas:** Propane Common

Distance to Utilities: **Electric:** 1/4 mile

Special Listing Conditions: None

Co-op Fee: \$5

Horse Property: Yes - By Zoning

Association & Fees: **HOA:** No

Community: None

Tax Code: 401-69-009

Road Type: Dirt

Terms: Cash,Owner Carry,Submit

Distance to Utilities: **Sewer:** Install Septic

Distance to Utilities: **Water:** Drill or Haul

Phone: **Location:** None

Listing Office

Listing Office ShortId: 498309

Listing Office Address: 169 N. Frontage Rd., Pearce, AZ 85625

Listing Member Phone: (520) 668-6874

ListingOfficeName: Realty Executives Arizona Territory

Listing Office Url: <http://realtyexecutivestucson.com>

Office ID: 20160307163058156273000000

Amenities & Features

Neighborhood Feature: Horses Allowed,Legal Access

Gas: **Location:** None

Sewer: **Location:** None

Water: **Location:** None

Electric: **Location:** Available

Nearby Schools



High School: Valley Union
Middle School: Pearce

School District: Pearce
Elementary School: Pearce

Fees and Taxes

Tax Year: 2022 **Taxes:** \$408.22

