



**\$50,000**

**410 CIRCULO MONTANA, PATAGONIA, AZ  
85624, USA**

<https://rehomes.us>

- Lots / Land
- Active



Exceptional 10+ acre lot on desirable Circulo Montana Dr. This very usable lot has several building sites to choose from and can be easily split. Great for horses, a small vineyard or just elbow room. This lot is also close to pristine Lake Patagonia State Park just a mile away. The quaint town of Patagonia [...]

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## Basics



**Category:** Lots / Land

**Lot size:** 469576.00 sq ft

**County:** Santa Cruz

**Entry Timestamp:** 2022-07-20T14:43:52.119

**Municipality/Zoning:** Other -GR

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

**Property Use Type:** Residential

**Status:** Active

**Days On Market:** 343

**List Number Main:** 22218959

**Lot Acres:** 10.78 acres

**Lot Dimensions:** irregular

**Area:** SCC-Patagonia

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## Description

**Legal Description:** Sub Lake Patagonia Ranch Unit 5 A Portion of Lot 10

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## Building Details

**Lot Features:** Dividable Lot

**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.

**Subdivision Name:** Lake Patagonia Ranch

**Horse Property:** Yes - By Zoning

**Association & Fees: HOA:** Yes

**Assessments:** \$0

**Fire Protection:** None

**Property Disclosures:** CC&Rs,Flood Plain,Plat Map,Property Profile,Seller Prop Disclosure

**Road Maintenance:** HOA

**Distance to Utilities: Phone:** Available

**Distance to Utilities: Gas:** Need to put in propa

**Distance to Utilities: Electric:** Available

**Special Listing Conditions:** None

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

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Name:** Lake Patagonia Ranch

**Community:** None

**Tax Code:** 106-06-217

**Road Type:** Dirt

**Terms:** Cash

**Distance to Utilities: Sewer:** need to put in septi

**Distance to Utilities: Water:** Need to drill well

**Phone: Location:** Available

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## Listing Office

**Listing Office ShortId:** 54502

**Listing Office Address:** 327 McKeown Ave, P.O. Box 1059, Patagonia, AZ 85624

**Listing Member Phone:** (602) 826-4026

**ListingOfficeName:** Long Realty Sonoita/Patagonia

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

**Office ID:** 20100323051315004737000000

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## Amenities & Features

**Sewer:** None

**Electric:** Electric Company

**Assoc Amenities:** None

**Electric: Location:** Available

**Neighborhood Feature:** None

**Water: Other:** Need to drill well

**Gas: Location:** None





## Nearby Schools

**High School:** Other

**School District:** Other

**Middle School:** Other

**Elementary School:** Other



## Fees and Taxes

**Tax Year:** 2020    **Association & Fees:** HOA **Payment Frequency:** Annually

**Taxes:** \$1,007.02

