



\$450,000

766 W CORONADO TRAIL, ELGIN, AZ 85611, USA

<https://rehomes.us>

Great vacation property for fishing and hunting. Just minutes from Parker Canyon Lake. Less than 2 hours from Tucson. Only about a half hour from Sierra Vista for shopping. 6.75 acres on Highway 83 just minutes from the Lake. Seller will provide water and septic. Property has been split into 3 lots which can be [...]

- Lots / Land
- Active



Basics



Category: Lots / Land

Lot size: 317100.00 sq ft

County: Cochise

Entry Timestamp: 2024-06-26T17:52:29.288

Municipality/Zoning: Cochise - RU-2

Township: 23

Area: Cochise

Status: Active

Days On Market: 37

List Number Main: 22415942

Lot Acres: 7.28 acres

Lot Dimensions: 358' x 241' x 614 x 211' x 270' x 280' x 37'

View: Rural,Wooded

Property Use Type: Rural

Description

Legal Description: A 6.75 acre ptn of the S2 NW4 Sec 17, T23S, R19E, G&SRB&M, Cochise Co, AZ

Building Details

Lot Features: Dividable Lot

Fence: Wire

Fence: Other: new wire fencing

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: Unsubdivided

Direction: S

Subdivision Restrict: **Age Restrictions:** No

Assessments: \$0

Community: None

Tax Code: 105-28-006

Property Disclosures: Affidavit of Disclosure, CC&Rs, Seller Prop Disclosure, Surveyed Plat

Road Maintenance: County

Distance to Utilities: Phone: n/a

Distance to Utilities: Gas: use propane

Distance to Utilities: Electric: n/a

Special Listing Conditions: None

Co-op Fee: \$4

Horse Property: Yes - By Zoning

Association & Fees: HOA: No

Section: 17

Fire Protection: None

Range: 19.00

Road Type: Paved

Terms: Cash, Conventional, Owner Carry, Submit

Distance to Utilities: Sewer: on-site

Distance to Utilities: Water: to be on-site

Phone: Location: None

Listing Office

Listing Office ShortId: 4356

ListingOfficeName: The Negotiators Realty

Listing Office Address: 7655 N Wade Road, Tucson, AZ 85743

Listing Member Phone: (520) 742-1410

Office ID: 20091207185632697654000000

Amenities & Features

Sewer: Septic

Neighborhood Feature: Horses Allowed, Lake, Paved Street

Electric: None

Water: # Of Shared Well: 4

Water: Shared Well

Gas: None, Propane





Nearby Schools

High School: Elgin

Middle School: Elgin

School District: Elgin

Elementary School: Stella Mayfield



Fees and Taxes

Tax Year: 2023

Taxes: \$1,424.98

