



\$107,000

- Lots / Land
- Active

853GVGG6+VQ

<https://rehomes.us>

40 acres in Turkey Creek with electric and phone on two sides.  
FABULOUS VIEWS!! SPLITABLE: 20 acres for \$65,000 OR 10 acres  
for \$35,000. Survey to establish new legal description for split to  
be completed prior to close of escrow.



## Basics

**Category:** Lots / Land  
**Lot size:** 1751112.00 sq ft  
**County:** Cochise  
**Entry Timestamp:** 2022-03-31T16:51:27.116  
**Municipality/Zoning:** Cochise - RU-4  
**Township:** 18  
**Area:** Cochise

**Status:** Active  
**Days On Market:** 459  
**List Number Main:** 22208107  
**Lot Acres:** 40.20 acres  
**Lot Dimensions:** 1324' X 1322'  
**View:** Mountain(s),Rural,Sunrise,Sunset  
**Property Use Type:** Residential



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## Description

**Legal Description:** Report of Survey Bk 1 Pg 14 Turkey Creek Ranches SESWSec 10 18 28 40.20 Ac

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## Building Details

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

**Fence:** Barbed Wire

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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:** Turkey Creek Ranch

**Direction:** E

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** No

**Section:** 10

**Attribution Contact:** 520-586-2300

**Tax Code:** 401-84-014

**Property Disclosures:** Seller Prop Disclosure

**Road Maintenance:** County

**Distance to Utilities: Phone:** Lot line

**Distance to Utilities: Gas:** Install Propane

**Distance to Utilities: Electric:** Lot line

**Special Listing Conditions:** None

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

**Horse Property:** Yes - By Zoning

**Subdivision Restrict: Age Restrictions:** No

**Assessments:** \$0

**Community:** None

**Fire Protection:** Subscription

**Range:** 28.00

**Road Type:** Dirt,Gravel

**Terms:** Cash

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

**Distance to Utilities: Water:** Drill Well

**Phone: Location:** Available

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## Listing Office



**Listing Office ShortId:** 2250

**ListingOfficeName:** Long Realty-Benson

**Listing Office Address:** 642 W. 4th  
Street, Benson, AZ 85602

**Listing Office Url:** <http://www.longrealtybenson.co>

**Listing Member Phone:** (520) 686-3593

**Office ID:** 20091207184722121434000000

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## Amenities & Features

**Sewer:** None

**Neighborhood Feature:** Horses Allowed,Legal Access

**Electric:** Electric Company

**Sewer: Other:** Install Septic

**Gas:** None

**Water: Location:** None

**Electric: Location:** Available

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## Nearby Schools

**High School:** Valley Union

**School District:** Other

**Middle School:** Ash Creek

**Elementary School:** Ash Creek

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## Fees and Taxes

**Tax Year:** 2020

**Taxes:** \$2,112.94

