

308 AC FARM/RANCH WITH UNLIMITED WATER, LA PAZ, AZ

\$ 475,000

Flagstaff, Arizona



steamer700

602-525-7001

- Farm
- 308 Acres
- Flagstaff, AZ 86001

SOLD, SOLD, SOLD "I=WISH-I-HADDA RANCH": BUT I HAVE OTHERS!! SEE MY LISTINGS: AMAZING PROPERTY WITH VAST WATER ACQUIFER IN NON-REGULATED MANAGEMENT AREA. JUST \$1,500 PER ACRE. AREA KNOWN FOR 5-6 CUTTINGS IN ALFALFA FARMING. JUST 30 MIN. FROM CALIFORNIA BORDER. 18" REGISTERED AG WELL WITH A 1 MILLION GALLON PER DAY CAPACITY. 308 ACRE, FORMER JOJOBA FARM, PERFECT FOR HORSE RANCH OR ALFALFA PRODUCTION. ON PAVED AVE. 42E IN BOUSE, AZ, JUST 30 MINUTES FROM PARKER AND QUARTZSITE, THE RV MECCA OF THE SOUTHWEST. PERMITTED FOR 1200 RV UNITS UNDER GENERAL AMENDMENT RVS ZONING.

Property was rezoned for a 1200 hundred unit RV park in 2015. Concept plan is attached in photos. Hydrology study confirms a vast aquifer. We received an AZ Dept. of Water Resources 100 year Certificate of Adequate Water Supply on another property we own just 1 mile to the east.

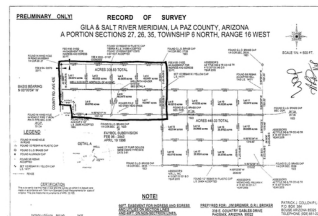
Soil, water, and hydrology reports available for inspection to serious buyers.

LEGAL:

Legal Description: Southwest Half of Section 27, Except the Southwest Quarter Southwest Quarter Southwest Quarter, Section 27, Township 6N, Range 16W, S&SRB&M Parcel #: 307 -03-055C.

OWNER AGENT SALE: I am a licensed real estate agent in the State of AZ.

To see this ad online, go to [horseclicks.com](http://horseclicks.com) and search for **HT90290A7**



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