



Three Rivers AG INVESTMENTS

For further information,
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FLORENCE-KELVIN

Pinal County, Arizona

72.75 Acres

Offered by: Jack Doughty, Three Rivers Ag Investments



LOCATION

This desert recreational property fronts the Florence-Kelvin Highway approximately 12 miles east from Highway 79, Pinal County, Arizona.

ACCESS

From Highway 79, south of Florence, take Florence-Kelvin Highway approximately 12 miles east, white gate on south side of road.

LEGAL

Lots 50 and 51 of the Bar E/B Ranch Unit 3, Section 19, Township 5 South, Range 12 East, Gila and Salt River Base and Meridian, Pinal County, Arizona.

APN

301-46-050 and 051

ACREAGE

72.75 Acres

UTILITIES

Electric: Gas generator

Water: Private domestic well

Sewer: Septic

IMPROVEMENTS

Garage structure 1,050 s.f. with small sleeping quarters, RV hook-ups, gazebo, one-mile ATV track.

FLOOD ZONE

Flood Zone X, outside of the 100-year floodplain. FEMA map 04021C1300E.

ZONING

GR-General Rural Pinal County, Arizona.

ELEVATION

2,500'+/-

TAXES

\$1,780.76 per year based on 2018 taxes.

PRICE

\$360,000

TERMS

Cash

COMMENTS

Great weekend get-a-way

Natural desert vegetation with mountain views

ATV track

RV hookups