



0.67 Acres

\$8,000

Santa Cruz County, Arizona

landresellers.com/properties/d96f31408fb



Property Details

Property Types: Land

State: Arizona

County: Santa Cruz County

City: Rio Rico

Zip: 85648

Price: \$8,000

Total Acreage: 0.67

Property ID: d96f31408fb

Property Address: 1230 Acre Ct, Rio Rico, AZ, 85648

APN: 115-09-057

Dimensions: 263x60x65x198x130x34

GPS: 31.480009, -111.02567

Subdivision: Rio Rico Estates

CCRs: Yes

Roads: Paved

Power: Available - on Camino Ramanote

Water: Available - 600 ft extension required

Sewer: Septic Required

Taxes: \$151

Awesome 0.67 acre lot on the west side of I-19 with great views

Perc test passed. Power poles and water on Camino Ramanote

Property Address: 1230 Acre Ct, Rio Rico, AZ 85648

Latitude/Longitude: 31.480009,-111.025670

County: Santa Cruz

Subdivision: Rio Rico Estates

Google Map - <https://goo.gl/maps/whrmboULZnVBLMuL6>

Directions: Head south on I-19 S, Take exit 22 for Peck Canyon Rd, Turn right onto Peck Canyon Rd, Turn left onto W Frontage Rd, Turn right onto Camino Ramanote, Turn right onto Acre Ct, Destination will be on the left

PRICE: \$8,000 Plus closing costs

Permitted uses - Site built homes only

Property Description

Awesome 0.67 acre property with great views and amazing desert vegetation in Rio Rico, Arizona, with water and power nearby. Located a few minutes west of I-19 in a beautiful area with very few neighbors. Surrounded by endless outdoor activities, whether it fishing, swimming and boating at Patagonia Lake State Park, playing golf at one the courses in the area, hiking and biking the miles of trails available or just relax and go sightseeing. This property has great mountain views and awesome Sonoran Desert sunsets situated in this quiet rural setting. In nearby Tubac AZ there is shopping, fine dining, museums, art galleries and entertainment for the whole family, Walmart Supercenter 23 minutes away in Nogales AZ., Tucson is 1 hour North with endless amenities available.

Property Info

Power: Available - on Camino Ramanote

Sewer: Septic Required (perc test passed)

Water: Available - 600 ft extension required

Gas: Propane Required

Telephone: Unknown

Cable: Unknown

Permits: Unknown

Access: Public Road - Paved

HOA: No

Violations: Unknown

Survey: No

CCR's: Yes

Property Details

Parcel Number: 115-09-057

Property Type: Residential Vacant Land

Lot Size: 28,216 SqFt

Acres: 0.67 AC

Topography: Mostly Flat

Dimensions: 263x60x65x198x130x34

Shape: Rectangular

Zoned: R2

FEMA Flood Hazard Zone: X

FEMA Floodway: No

Yearly Tax Amount: \$150.90

Road Type: Paved

Road Maintenance: County

School District: Santa Cruz Valley United School District #35

Legal: Sub Rio Rico Estates Unit No.9 Lot 16 Of Blk 158

I like to use this app when at the property to help find the corners

REGrid App - <https://app.regrid.com/us/az/santa-cruz/nogales/13287>

If you don't see the map, click the "X" in the upper right by the 3 bars (which will close the details window and show the map)

Parcel Summary - <https://parcelsearch.santacruzcountyaz.gov/santacruzwebpay/ParcelReport?taxid=115-09-057>

Treasury Report - <https://parcelsearch.santacruzcountyaz.gov/santacruzwebpay/TaxReport?taxid=115-09-057>

GIS Map - <https://sccaz-gis.maps.arcgis.com/apps/webappviewer/index.html?id=6747735f7c9d46d0abfedaf8f0e79e35&query=Parcels,APN,115-09-057>

Photos - <https://photos.app.goo.gl/3d6cNAVrPEqRU4Wt7>

Santa Cruz County Community Development 520-375-7930

<https://www.santacruzcountyaz.gov/159/Community-Development>

Santa Cruz County Zoning and Development Code - <https://www.santacruzcountyaz.gov/DocumentCenter/View/8358/Santa-Cruz-County-Zoning-and-Development-Code>

Semi-Truck Parking requires M1 - Light Industrial or B2 General with a waiver

Horse Property - R1 & R2 min 3 acres and a conditional use permit required. R3, R4 & R5 (no horses allowed)

All properties are sold AS-IS. Buyer is to pay all closing costs and to do their own independent due diligence.

One or more members of corporation is a licensed real estate agent in the State of Arizona

Seller Information



Affordable Land USA
4609 E Cooper St
Tucson, AZ 85711

520-214-5303
affordablelandnow@gmail.com

