



## 1.3 Acres

### \$5,500

#### Otero County, New Mexico

[landresellers.com/properties/790d6d42c71](http://landresellers.com/properties/790d6d42c71)



## Property Details

**Property Types:** Land, Residential, Recreational

**State:** New Mexico

**County:** Otero County

**City:** Timberon

**Price:** \$5,500

**Total Acreage:** 1.3

**Property ID:** Timb 2-42-11

**Property Address:** Gentle Breeze, Timberon, NM

**APN:** 045333

**GPS:** 32.607759, -105.665734

**Subdivision:** Timberon

**Unit:** 2

**Block:** 42

**Lot:** 11

**Association Fees:** 30

**Roads:** dirt

**Power:** no

**Taxes:** \$30

**Seller Fees:** 116

Southern part of Timberon

Trees

- SIZE: 1.3+/- acres
- APN#: R045333
- LEGAL DESCRIPTION: Timberon 2 ; Block 42, Lot 11
- STATE: New Mexico
- COUNTY: Otero
- GENERAL LOCATION: Gentle Breeze
- GPS coordinates: 32.607759 , -105.665734
- GENERAL ELEVATION: approx. 6900 ft.
- GENERAL INFORMATION: Buildable parcel with Trees
- TYPE OF TERRAIN: rolling
- ZONING: residential
- POWER: No
- PHONE: unknown
- WATER: no
- SEWER: No. Only needed when/if you build.
- ROADS: dirt
- PROPERTY TAX: approx. \$30 a year
- CLOSING/DOC. FEES: \$90.
- TIME LIMIT TO BUILD: none
- ASSOCIATION DUES: POA fees \$30 a year
- PLAT MAP: PLAT MAP
- TITLE INFORMATION: Free and clear
- AREA INFO: Timberon Info

FINANCING INFO and PURCHASE INFO

Go to [1881.com](http://1881.com) Timberon land page

### TIMBERON

Subdivision is surrounded by the Lincoln National Forest. Timberon is located about 35 miles South of Cloudcroft in Otero County.

Elevation range 6800-7150 ft.



**MANDATORY TIMBERON ROAD AND ASSOCIATION AMMENITY FEES \$30 A YEAR PER LOT for info on what benefits you get please contact :**

**Timberon Development Council, Inc. Phone: (575) 987-2464**

## Seller Information



1881.com Investments  
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1881.com Investments is a land company that specializes in Selling and Buying Real Estate. Types of property we specialize in is vacant land, mountain land, mining claims, and patented mining claims. We offer various land for sale in both large acreage and smaller parcels and lots.