

# Unique one of a kind parcel. Top of the Mountain \* Humboldt River and City of Elko views



**11.45 Acres**

**\$35,000**

**Elko County, Nevada**

landresellers.com/properties/abe6a4ce995



## Property Details

**Property Types:** Land, Residential, Recreational  
**State:** Nevada  
**County:** Elko County  
**City:** Elko  
**Price:** \$35,000  
**Total Acreage:** 11.45  
**Property ID:** lcr 3-e- n1/2 2  
**Property Address:** Ohio street, Elko, NV  
**APN:** 032-105-013

**GPS:** 40.853707600285, -115.70171183796  
**Subdivision:** Last Chance Ranch  
**Unit:** 3  
**Block:** e  
**Lot:** n1/2 rANCHO 2  
**Roads:** Dirt-unimproved dirt  
**Power:** IN THE AREA  
**Taxes:** \$80  
**Seller Fees:** 135

### Views of Humboldt River

### City Light views of Elko

### Top of the Mountain

Last Chance Ranch unit 3

- SIZE: 11.45+/- acres
- APN#: 032-105-013
- LEGAL DESCRIPTION: N2 of Rancho #2 of Last Chance Ranch Unit 3 File 2902; Block E
- STATE: Nevada
- COUNTY: Elko
- GENERAL LOCATION: East Side of Elko. East of The River and East of Last Chance Road. Just SE of Ohio cul-de-sac
- GPS coords (approx) : NW: 40.8543 , -115.7022 ; NE: 40.8542 , -115.6993 ; SE: 40.8525 , -115.6994 ; SW: 40.8525 , -115.7022 ; N. Rd: 40.8543 , -115.7003 ; S. Rd: 40.8525 , 115.7002
- GENERAL ELEVATION: 5200 ft.
- GENERAL INFORMATION: On The Hill over looking the River, Valley and the Town of Elko. Huge westerly views
- TYPE OF TERRAIN: level, rolling, sloped
- ZONING: residential
- POWER: nearby
- PHONE: nearby
- WATER: no. must install well or holding tank.
- SEWER: No. Only needed when/if you build.
- ROADS: dirt
- PROPERTY TAX: \$80 a year
- CLOSING/DOC. FEES: \$135
- TIME LIMIT TO BUILD: none
- ASSOCIATION DUES: none
- MORE PICS : PAGE 2
- PLAT MAP: Bottom right circled #13
- TITLE INFORMATION: Free and clear
- Area Info : Elko County Info Link
- Owner financing available.
- No Qualifying. No Credit Checks.
- Gps/lats/longs coordinates are provided as a tool to assist the Buyer.
- Use the maps to confirm.
- BUYER TO VERIFY listings' GPS coordinates
- FINANCING INFO and PURCHASE INFO

## **LAST CHANCE RANCH**

Last Chance Ranch Units 1, and 2 are located approx. 8 miles East of Elko, Nevada.

From Elko Take Hiway 227 south towards Spring Creek and the Ruby Mountains. Proceed approx 8 miles to the 4 way stop light. Turn left on Spring Creek Valley Rd. Proceed to Holiday Road, turn Left. Follow Holiday Road to a cattle guard. Go over cattle guard and immediately turn right, on Lovelock.

Go about 100-150 feet and turn left, you will be heading towards some large hills. In a quarter mile the road veers left and takes you between the 2 hills.

After the hills the land flattens out and you are on a good dirt road. You cross under power lines and come to a 4 way junction in the road. Unit 1 is straight ahead. Unit 2 Turn Right, You are now on Imlay road. (See maps for further directions).

Pinons and Cedars are the predominant trees. Massive views of the Ruby Mountains and The Community of Spring Creek.

Power is in the area. Quiet and secluded.

Last Chance Ranch Unit 3 Is just off of Last Chance Road near the City Limits of Elko. Access to Unit 3 is From Elko.

## **Seller Information**



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