

San Simon Farm Land



LEGEND

 Paved Road

304-02-011

304-02-029

304-02-009

304-02-029

±400 Acres

Vista Bonita Rd & Coronado Memorial Dr
San Simon, Arizona 85632

NAIHorizon

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naihorizon.com

For more information:

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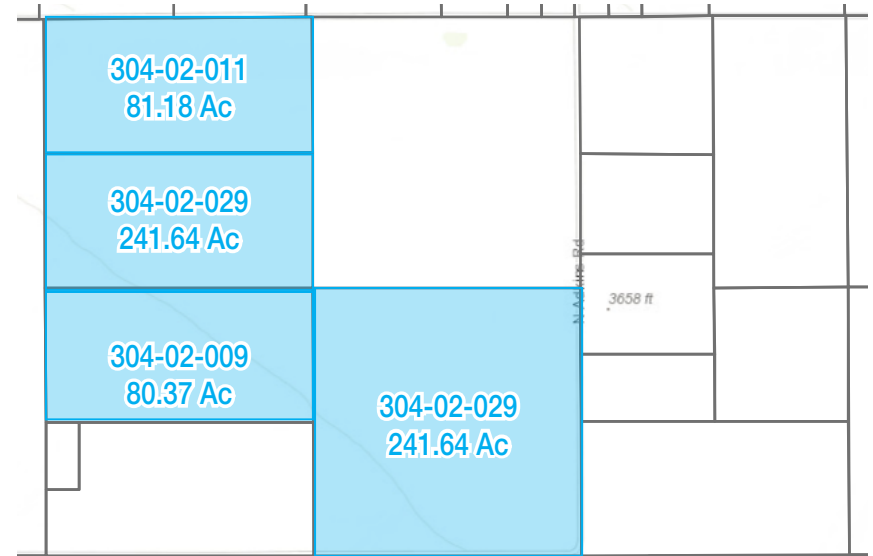
San Simon Farm Land

Property & Location Overview

NAI Horizon is pleased to exclusively offer ±400 Acres agricultural land. Situated in Cochise County, this former Department of Agriculture leased farm land is an ideal location for a vineyard, pecan orchard, hemp or pistachios. There are 3 well sites on the property and electric to the property line. Cochise County has no current ground water restrictions. The property is easily accessed via paved and well-kept farm roads. Property sits just outside of the Town of San Simon and is a short drive to Willcox, Safford and Lordsburg. Seller will entertain offers for both lease and sale.

- ±400 Acres (17,424,000 SF) former farm land easily put back into service
- Previously owned by the Department of Agriculture and leased as farm land
- Electric service to property line
- Easy access along paved and well kept farm roads
- 3 well sites on property
- Ideal for vineyard, pecans or pistachios
- Minutes to the Town of San Simon
- Tucson International Airport is an approximate 1.5 hour drive
- Close to Lordsburg, Willcox & Safford
- No water restrictions imposed by Cochise County or San Simon for AG use

Parcel Map



±400 Acres (17,424,000 SF)

For Sale: Submit Offer

For Lease: Submit Offer

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San Simon & Ambient Groundwater

San Simon Overview

San Simon is a census-designated place in Cochise County, Arizona, United States. As of the 2010 census it had a population of 165.[4] San Simon is located along Interstate 10 40 miles (64 km) east of Willcox. The community has a ZIP code of 85632.

San Simon was the location of the San Simon Station of the Butterfield Overland Mail on the San Simon River between Apache Pass and Stein's Peak Stations. It was a later relay station established to provide water and change horses on the route.

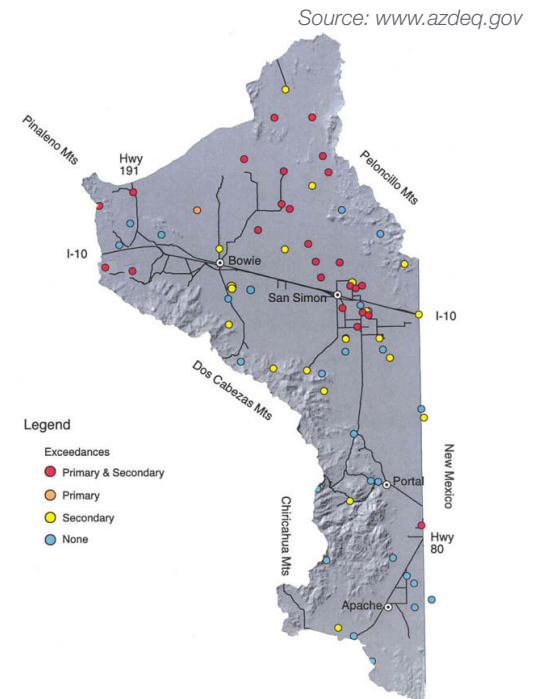
Source: www.wikipedia.com



Ambient Groundwater

Located in southeastern Arizona, the lightly populated San Simon sub-basin (SS) of the Safford groundwater basin consists of ranchland and, near the towns of Bowie and San Simon, irrigated farms. This fact sheet reports upon the results of groundwater quality investigations in the SS and summarizes an extensive report produced by the Arizona Department of Environmental Quality (ADEQ).

[Click to View Full ADEQ Ambient Groundwater Fact Sheet](#)



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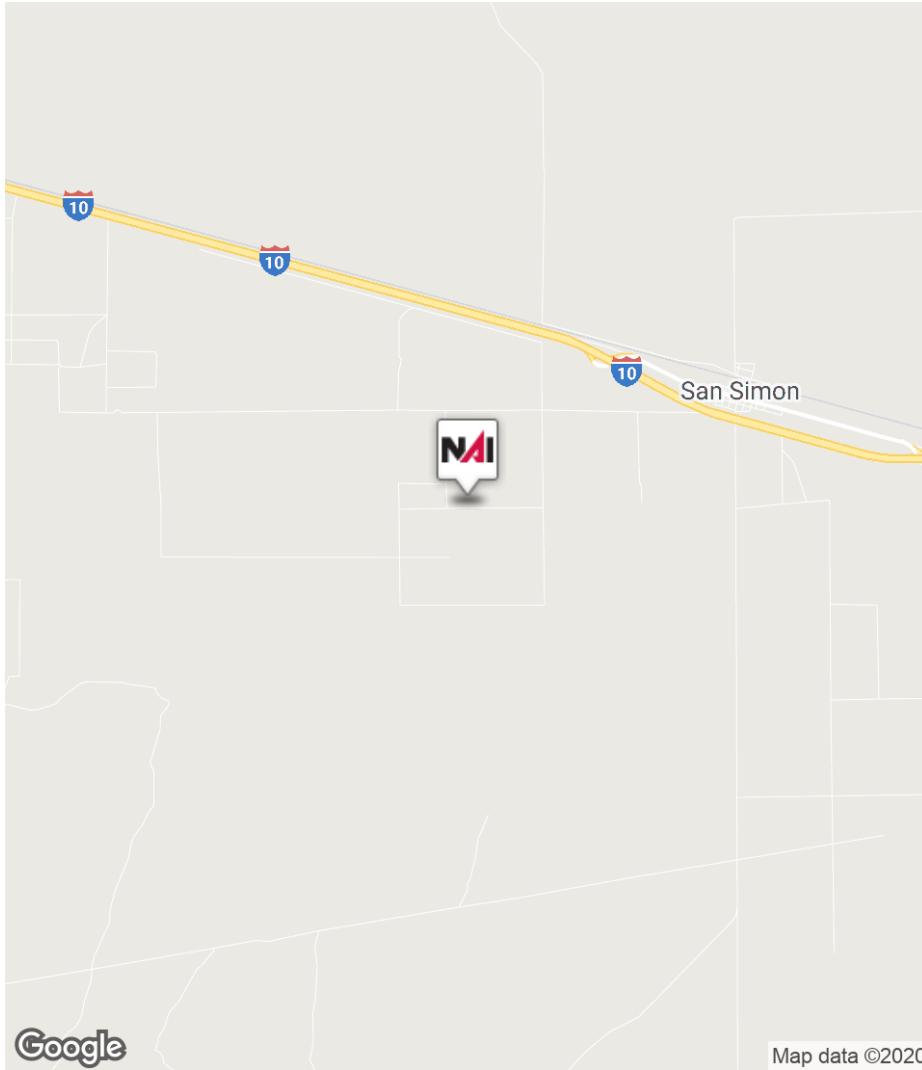
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Location Maps



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