

311TH AVENUE & McDOWELL ROAD

BUCKEYE, ARIZONA

BLM

State Land

PRICE: \$1,050,000.00

PROPERTY SIZE: 70 +/- acres

TAXES: \$4,781.60

PARCEL NUMBER(S): Upon request

ZONING: R1-35

UTILITIES: Power - APS
Phone - CenturyLink
Water - City of Buckeye

COMMENTS: This property has water service to the site and paved access! Tartesso Master Plan is just 1/4 mile from the property and Belmont Master Plan is 3 miles from the property.



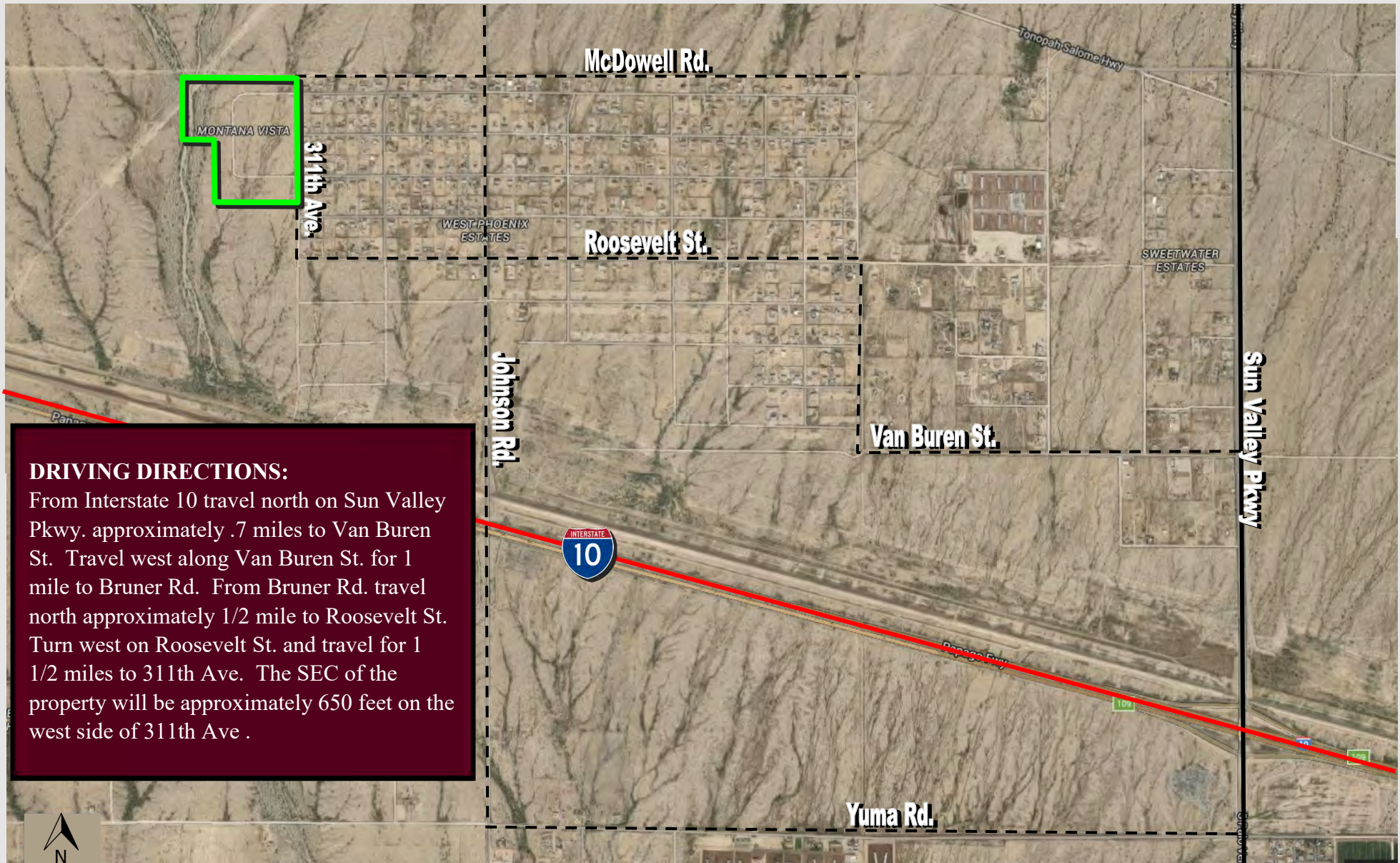
SCOTT TRUITT - DESIGNATED BROKER
8040 E MORGAN TRAIL, SUITE 22
SCOTTSDALE, AZ 85258

OFFICE: 623-977-4900
MOBILE: 602-622-9099
FAX: 888-901-4243

TRUITT@WESTERNLANDCO.NET

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DRIVING DIRECTIONS:

From Interstate 10 travel north on Sun Valley Pkwy. approximately .7 miles to Van Buren St. Travel west along Van Buren St. for 1 mile to Bruner Rd. From Bruner Rd. travel north approximately 1/2 mile to Roosevelt St. Turn west on Roosevelt St. and travel for 1 1/2 miles to 311th Ave. The SEC of the property will be approximately 650 feet on the west side of 311th Ave .



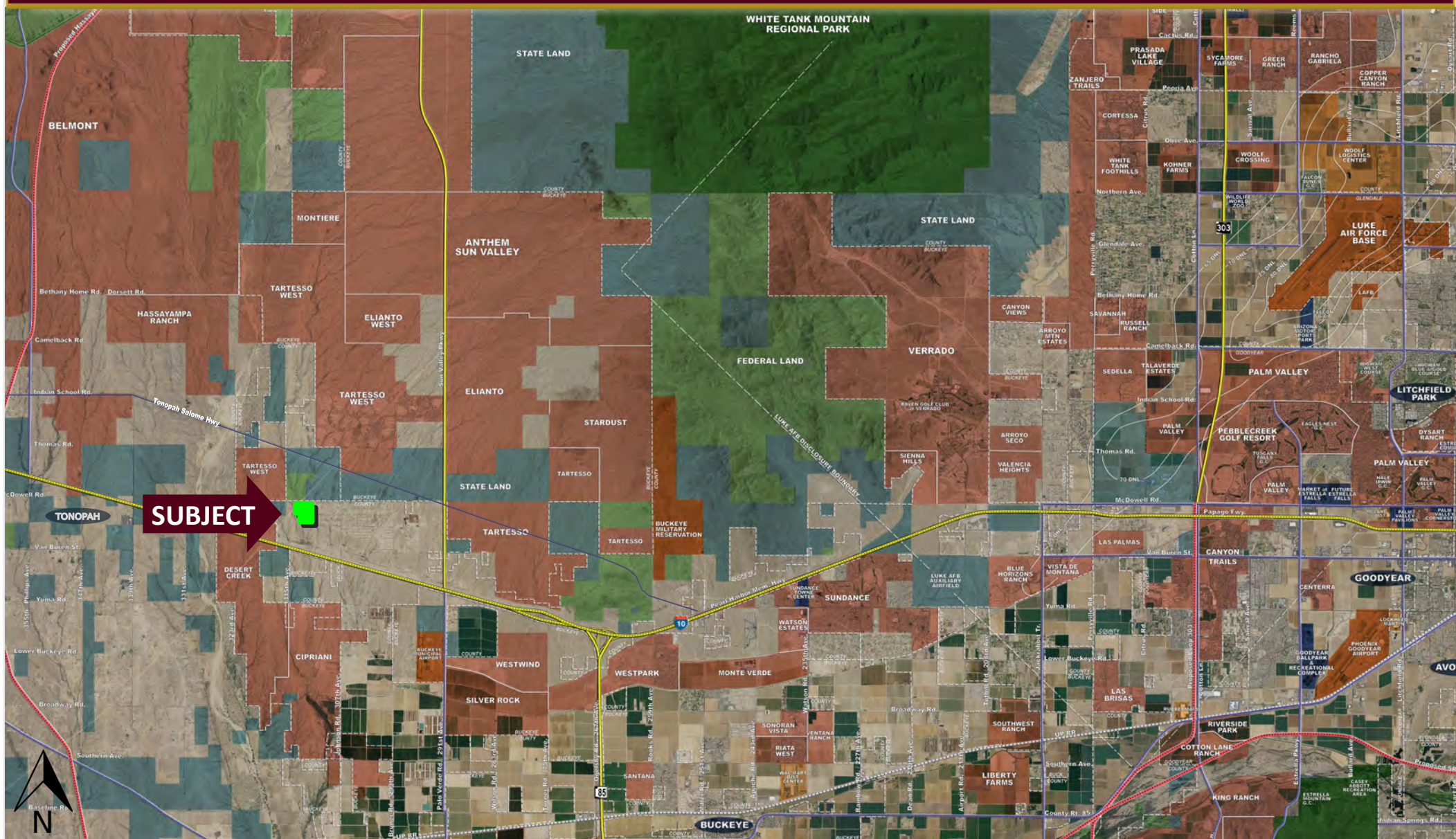
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