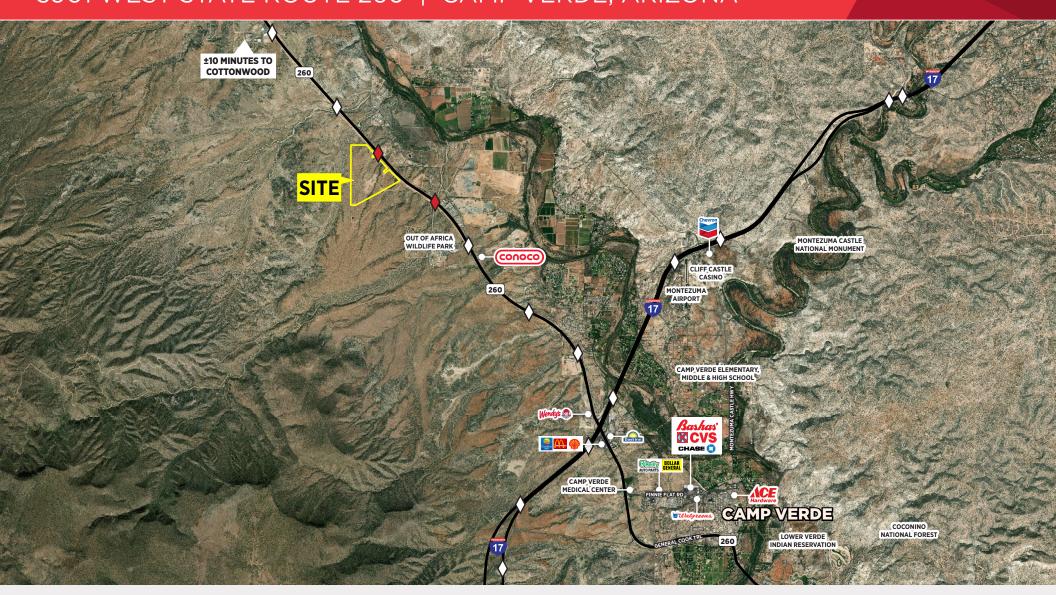
# FOR SALE | ±185 ACRES3901 WEST STATE ROUTE 260 | CAMP VERDE, ARIZONA



#### Will French Director +1 602 224 4496 will.french@cushwake.com



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## FOR SALE | ±185 ACRES

## 3901 WEST STATE ROUTE 260 | CAMP VERDE, ARIZONA

## **PROPERTY FEATURES**

PRICING	All offers will be considered
2018 PROPERTY TAXES	\$1,500
GENERAL PLAN	Residential
ZONING	PAD (Mixture of residential & commercial uses)
PARCEL #'S	403-15-003Q, 003R, 007B

• Mining permit renewed for 24 months (\$200,000/year in income)

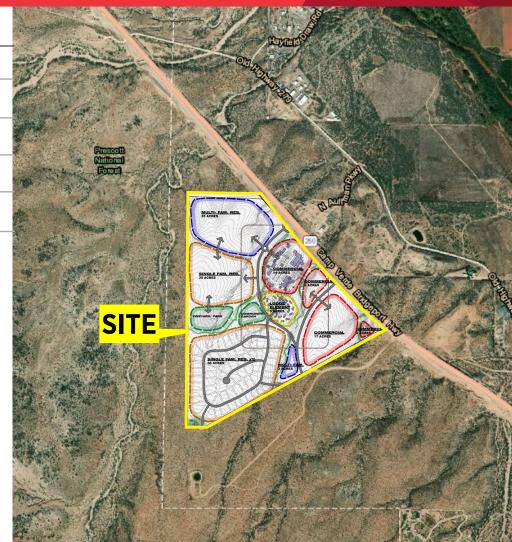
• In the Opportunity Zone

±75 minutes from Phoenix

• ±3,175 feet of frontage along State Route 260

## OTHER INFORMATION

- Application was recently approved by th
- Application was recently approved by the Town of Camp Verde for a mixed-use development
- Water Provider: Camp Verde Sewer Provider: Camp Verde
- 100% out of the flood plain



## Will French

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