


Village Land Shoppe - (928) 525-1125 - WWW.VILLAGELANDSHOPPE.COM

Client Detail Report

Listings as of 06/03/09 at 12:19pm

Active 06/03/09	Listing # 136476	43013-Z Alpine Ranches Flagstaff, AZ 86001	Listing Price: \$49,900
	County: Coconino	Cross St: Sunset Crater	
	Prop Type	Land	Prop Subtype(s) Res/Mobile
	Region	Other - 10	
			Price/Acre \$1,245.32
	APN	30343013Z	Lot Sq Ft (approx) 1745449
			Lot Acres (approx) 40.070
DOM	0		

[See Additional Pictures](#)**Listing Office** Village Land Shoppe**Directions** Access through sunset crater, see map or call**Marketing Remark** Build your DREAM GREEN & SUSTAINABLE home on this passive solar, off-the-grid 40 acre parcel in Alpine Ranches. Views include craters, the San Francisco Peaks and the Painted Desert. No utilities available. Home in the are have: water catchment or haul / deliver (water), solar / wind turbine / generator (power), septic tanks & passive solar / propane / wood stoves (heat). No legal access.**Key Words**

Acreage 10+ acres
Water Available Unknown (Haul / Deliver / Water Catchment)
Vegetation Few
Density
Flood Zone D-Undetermined
Legal Se4nw4 Sec 21 23n-10e
Description 1
Best Potential Single Family or Manufactured
Current Survey No
Tax Year 2008.0

Terms Cash
Vegetation Mixed
Terrain Rolling

Trade/Exchange Not Applicable
Zoned G-10

Corners Marked No
Taxes 230.94

Features

Zoning-County G
Documents On File SPDS
On Site Utilities None
Deed Restrict Home/Mobile, Horses OK, Animals OK
Road Access Private

Seller's Options Cash
Water Available Off Site (Haul / Deliver / Catchment)
Sewer Septic (Will need, should be regular septic syst)
Location Rural, Remote, Borders Undev Land
View S.F. Peaks, Mountains, Panoramic

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