

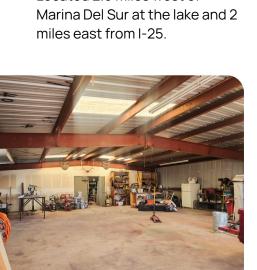
LIVE, WORK, PLAY!

\$488,000

1 Fenced Acre Office, Shop, & 2 Sheds

779 HWY 181 Elephant Butte, NM 87935

Located 2.9 miles west of







Asking Price: \$488,000 Acres: 1

Shop SF: <u>+</u>3,150 Office SF: <u>+</u>1,080

UPC: 3021075254404



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DETAILS:

- Office has porcelain tile throughout, full kitchen, ADA bathroom with plumbing to add a shower, 2 private offices and a conference room. The walls are beautifully textured. There is a washer dryer hook up and canister lighting as well.
- Shop with 8 foot clear height on both sides, 9'9" clear height in the center. Excellent shop for automotive or woodworking hobbies or construction trades.
- The property is fenced on a full acre with well 167 ft deep and septic (which was installed to code in 2017 but not permitted).
- Two sheds: 1225 SF and 500 SF.
- Propane tank of 500 gallons which when full will last all year.

Information is deemed reliable, but not guaranteed.