## **Property Details**

CONTROL: Exclusive VALUE: \$3,596,360

LOAN: \$0

EQUITY: \$3,596,360

TITLE: ARIZONA 1032 ACRES WITH WATER

TYPE: Agricultural

1032 acres in proximity to Ft. Huachuca, AZ. 317 Acres is Agricultural with

HAVE: a 776 GPM irrigation well. Balance of 715 Acres is in 9 executive building

lots ave 36 acres ea, Rolling hills and pastureland. This is an assemblege of

two adjacent Owners.

ADDRESS: xxx Mustang Ranch Road, Huachuca City, Arizona

BENEFITS TO NEW Well priced acreage with diverse opportunities. Build or sell 9 lots.

OWNER: Agricultural uses on balance or develop into RV resort. Irrigation well 776

GPM

GROSS SCHEDULED INCOME: \$0 Actual

VACANCY LOSS: \$0
GROSS EFFECTIVE INCOME: \$0
EXPENSES: \$7,600
NOI: \$-7,600
DEBT SERVICE: \$0
CASH FLOW: \$-7,600
CAP RATE: \$0.00%



BENEFITS SOUGHT: Ownership wants to move on to other investments.

MOTIVATION: 7 Has other investment motived to move into. FAmily would like to dissolve

ownership.

CAN ADD: Assistance in transition.

Ft. Huachuca is in Mission Expansion Mode. BlackStar Orbitals Space

REMARKS: Drones based on Ft. in progress. 1460 ac Solar Farm North of property to

make the Ft Energy Independent. Agricultural Irrigation well on property.

ADWR:55-506708. 776 GPM

OWNER: JB Lazy DS & Hayhook LLC

COUNSELOR: Tom DeSollar, EMS Phone: 520-400-2732

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