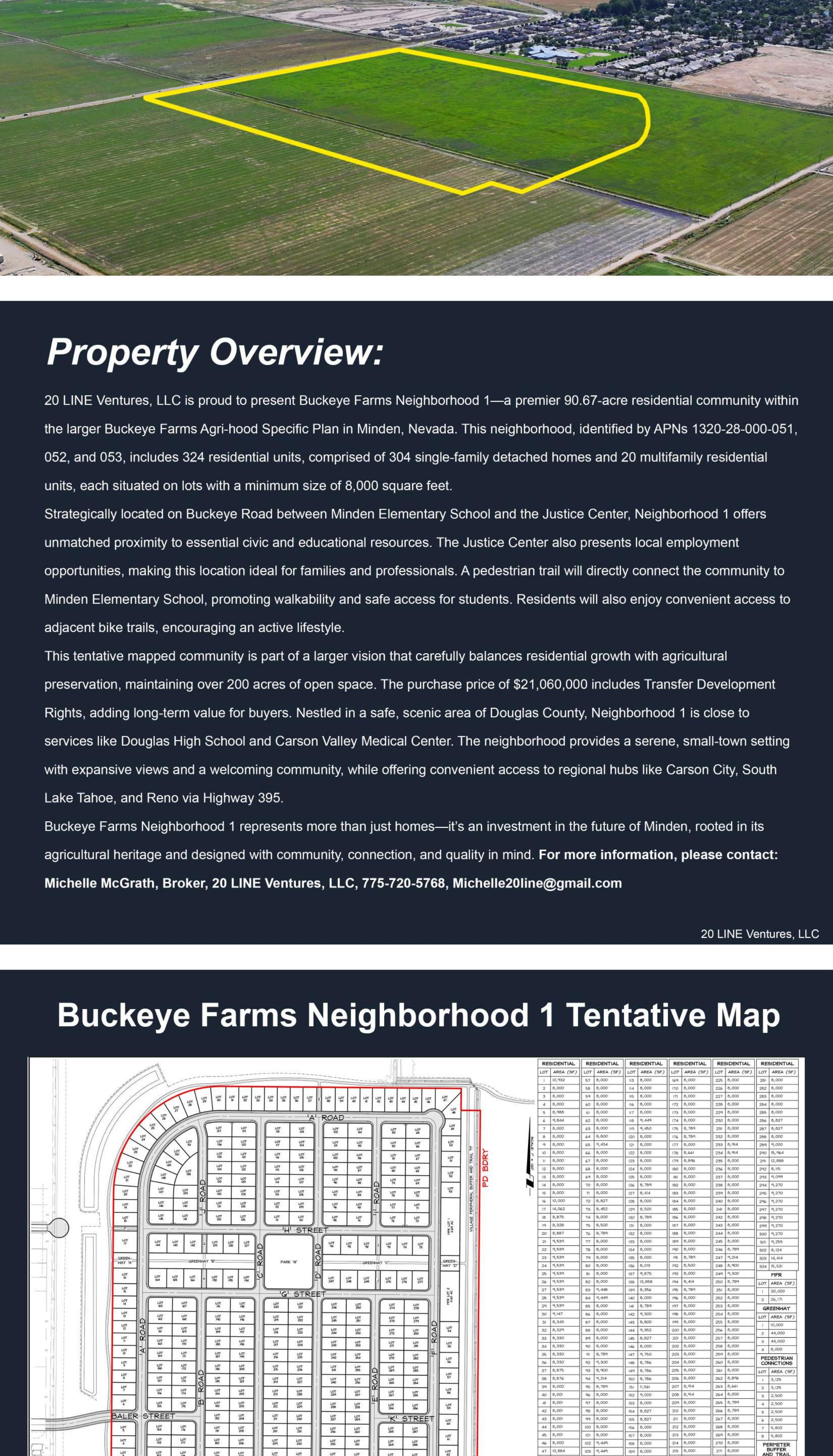


# Buckeye Farms Neighborhood 1

## 324 Tentative Mapped Residential Units

### Minden, Nevada 89423

Presented by:  
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## Property Overview:

20 LINE Ventures, LLC is proud to present Buckeye Farms Neighborhood 1—a premier 90.67-acre residential community within the larger Buckeye Farms Agri-hood Specific Plan in Minden, Nevada. This neighborhood, identified by APNs 1320-28-000-051, 052, and 053, includes 324 residential units, comprised of 304 single-family detached homes and 20 multifamily residential units, each situated on lots with a minimum size of 8,000 square feet.

Strategically located on Buckeye Road between Minden Elementary School and the Justice Center, Neighborhood 1 offers unmatched proximity to essential civic and educational resources. The Justice Center also presents local employment opportunities, making this location ideal for families and professionals. A pedestrian trail will directly connect the community to Minden Elementary School, promoting walkability and safe access for students. Residents will also enjoy convenient access to adjacent bike trails, encouraging an active lifestyle.

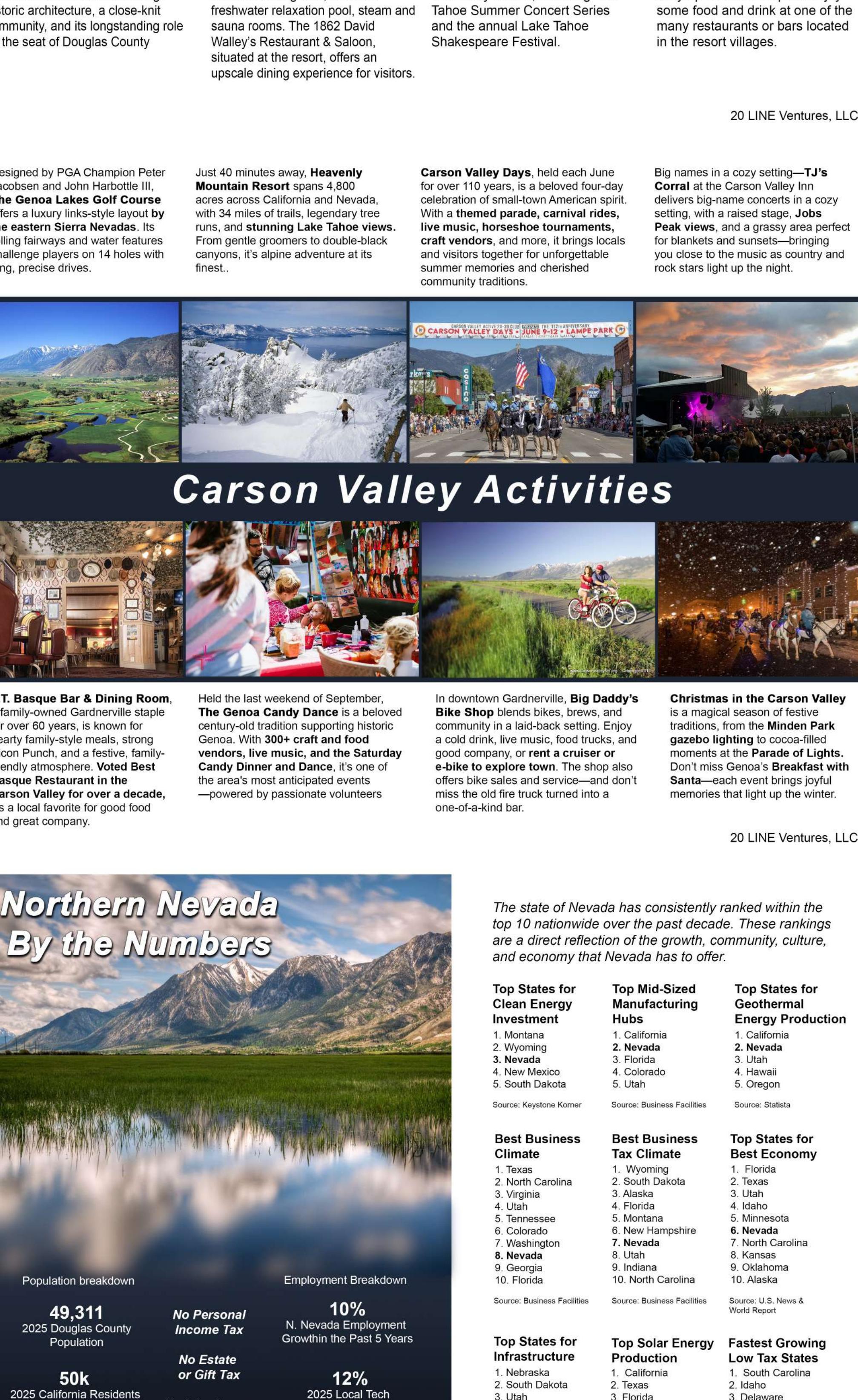
This tentative mapped community is part of a larger vision that carefully balances residential growth with agricultural preservation, maintaining over 200 acres of open space. The purchase price of \$21,060,000 includes Transfer Development Rights, adding long-term value for buyers. Nested in a safe, scenic area of Douglas County, Neighborhood 1 is close to services like Douglas High School and Carson Valley Medical Center. The neighborhood provides a serene, small-town setting with expansive views and a welcoming community, while offering convenient access to regional hubs like Carson City, South Lake Tahoe, and Reno via Highway 395.

Buckeye Farms Neighborhood 1 represents more than just homes—it's an investment in the future of Minden, rooted in its agricultural heritage and designed with community, connection, and quality in mind. For more information, please contact:

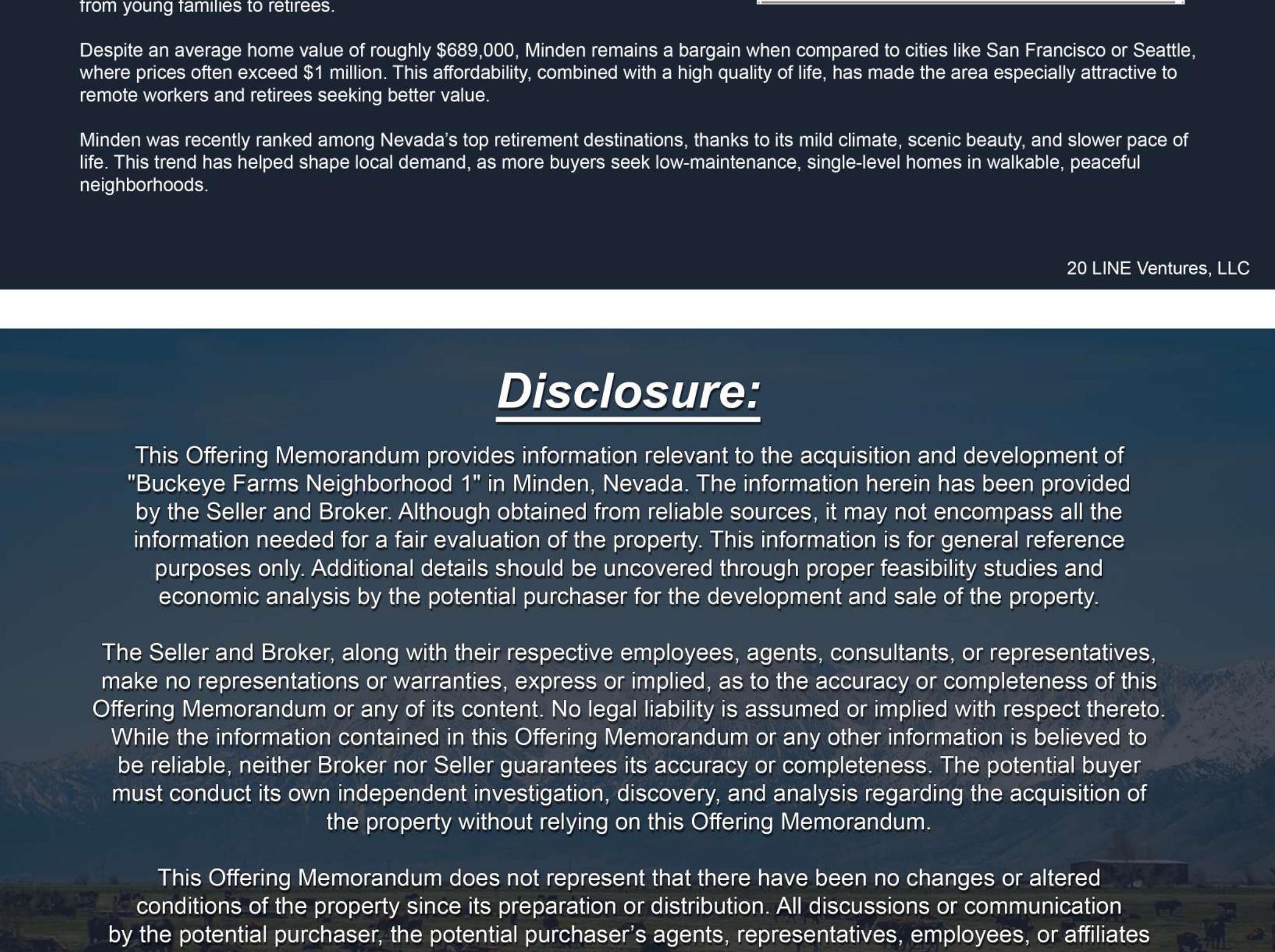
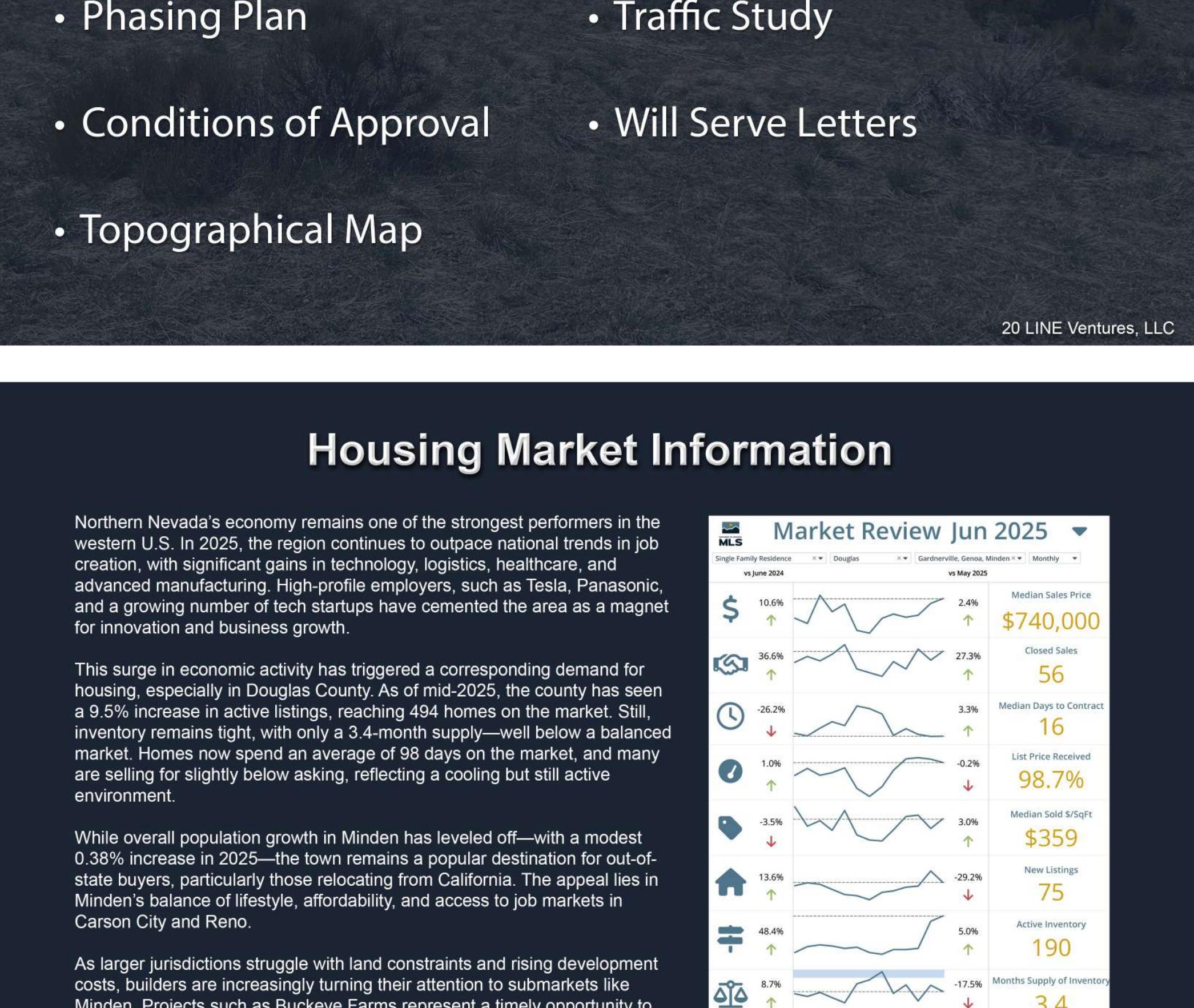
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20 LINE Ventures, LLC

## Buckeye Farms Neighborhood 1 Tentative Map



## Buckeye Farms Neighborhood 1 Ideally Located Between School and Work



## Housing Market Information

