

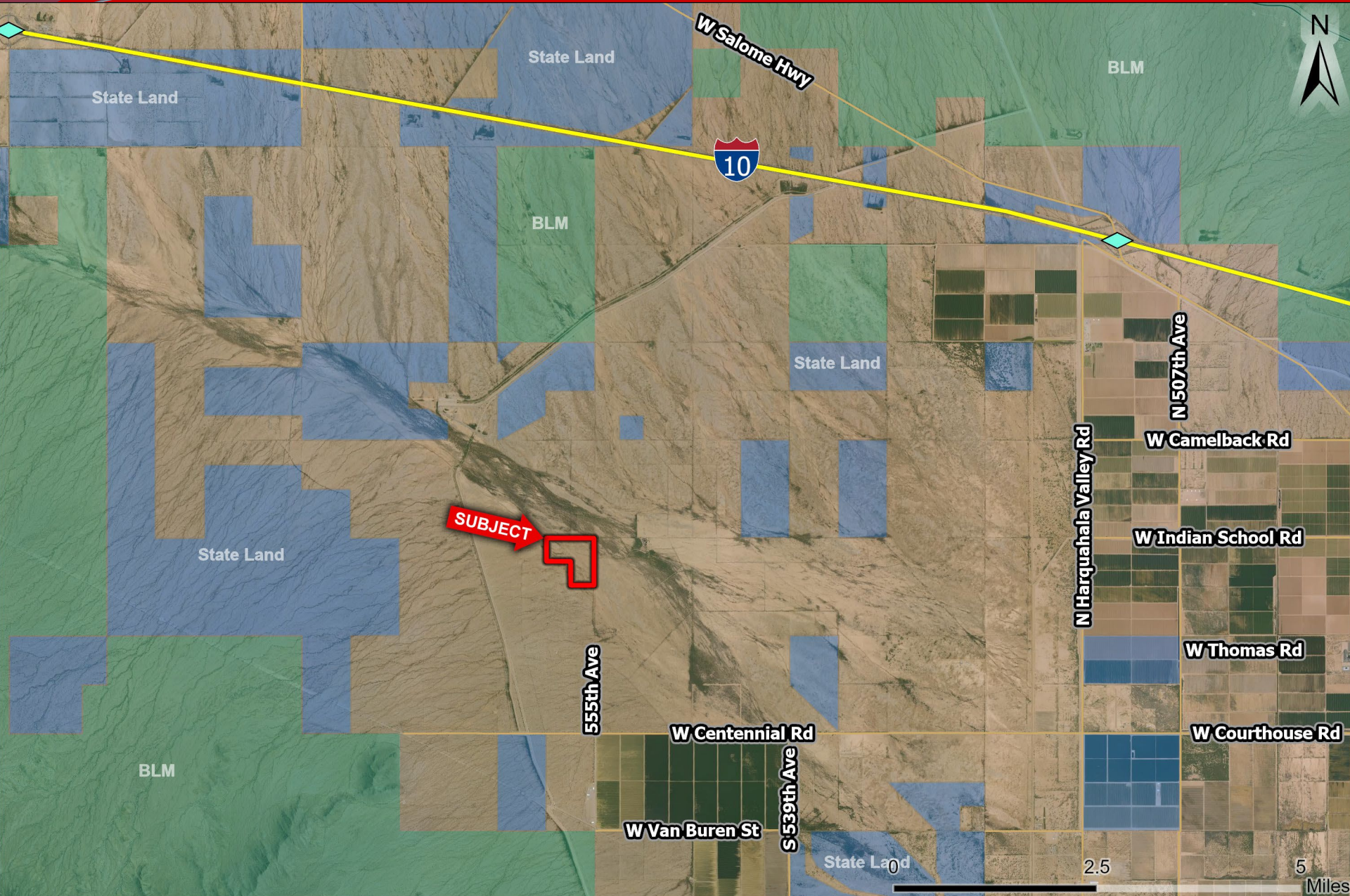
- **Location:** 555th Ave & Indian School Rd
- **Size:** 120 Acres
- **Taxes:** \$398.36 (2025)
- **Zoning:** RU-190
- **Price:** \$120,000 (\$1,000/acre)
- **Comments:**
 - ✓ *Unique speculative opportunity rarely available at this price point.*
 - ✓ *Strong hold asset with minimal carrying costs.*
 - ✓ *Potential for sand & gravel excavation.*
 - ✓ *Ability to control large acreage position located along two section line roads.*
 - ✓ *Section-line frontage enhances access and long-term value.*

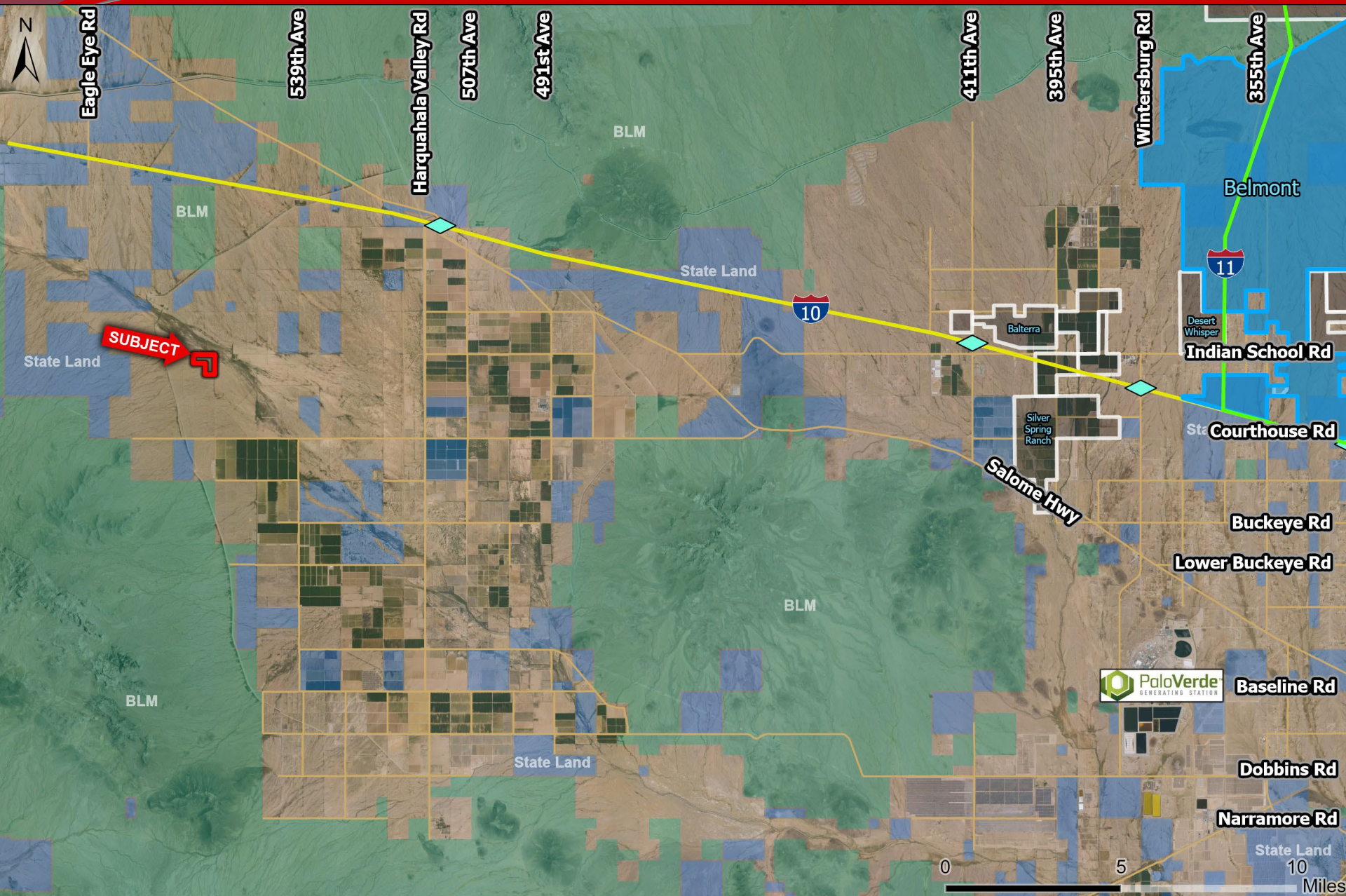
Great Investment Opportunity | Exclusively Available

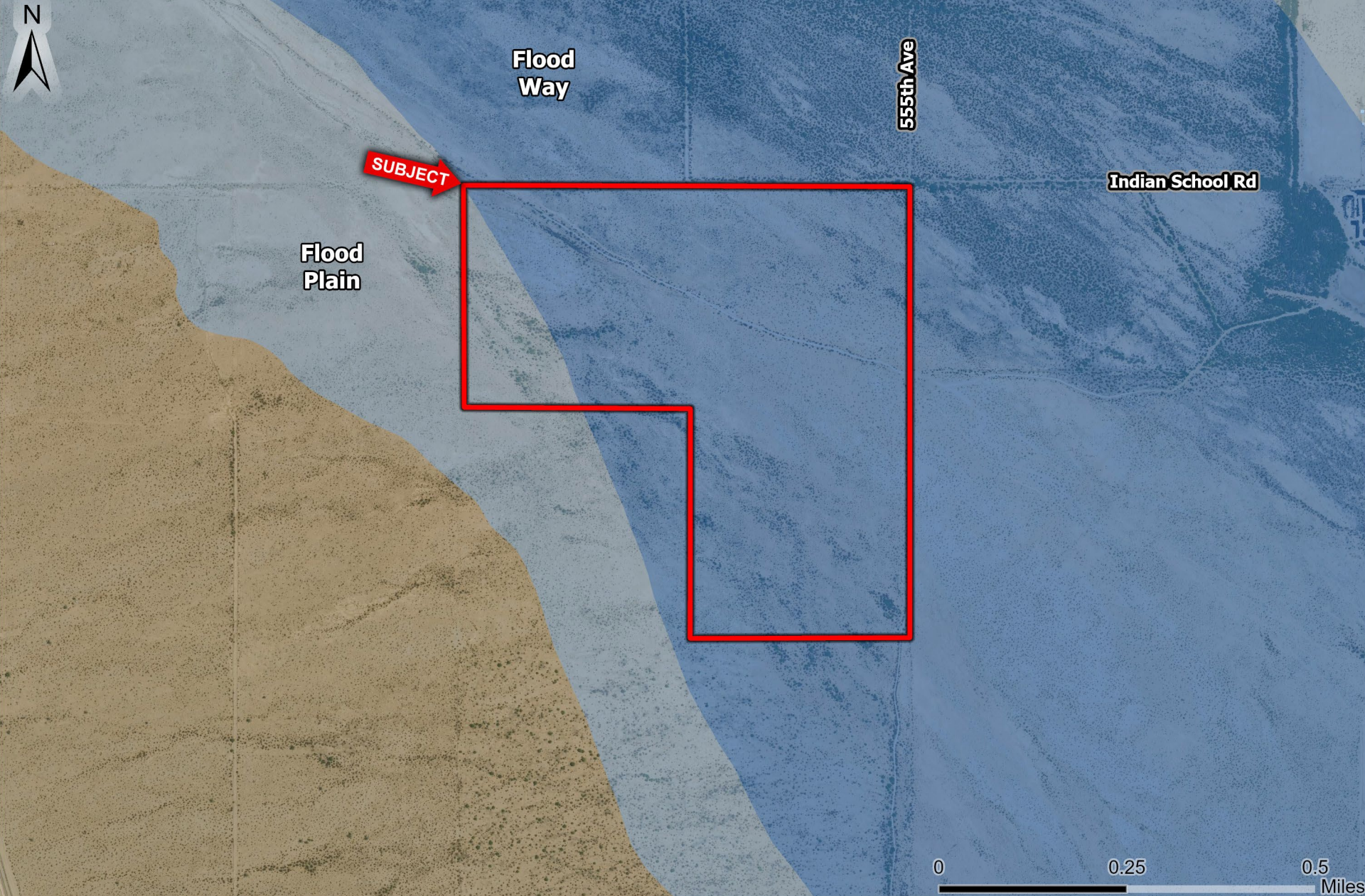
Insight Land & Investments
7400 E McDonald Dr, Ste 121
Scottsdale, Arizona 85250
602.385.1535
www.insightland.com

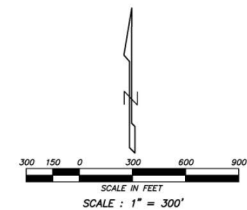
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JOE WERNER
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






























LEGEND

-  SET 1/2" REBAR CAPPED PLS 18214
 (UNLESS OTHERWISE NOTED)
 BOUNDARY LINE
 CONCRETE SURFACE
 WALL
 FENCE
 OVERHEAD ELECTRIC LINE
 SCHEDULE B ITEM
 DOWN GUY
 ELECTRIC JUNCTION BOX
 ELECTRIC CABINET
 GAS METER
 GUARD POST OR GATE POST
 GAS STUB
 IRRIGATION JUNCTION BOX
 POWER POLE
 POWER POLE W/ UNDERGROUND ELECTRIC
 TELEPHONE RISER
 ABANDONED CAPPED WELL
 GAS STUB
 GAS LINE MARKER (GAS LINES IN AREA)
 PUMP FLUM
 FACILITY REMAINS
 ELECTRIC METER/PANEL
- M.C.D.O.T. MARICOPA COUNTY DEPARTMENT OF TRANSPORTATION
 B.C.H.H. BRASS CAP IN HAND HOLE
 TDD. RB. TAGGED REBAR
 G.L.O. GOVERNMENT LAND OFFICE
 B.C. BRASS CAP
 CPD. RB. CAPPED REBAR
 NO. LL.G. NUMBER ILLEGIBLE
 (L) GAS SIGN



Southwestern States Surveying, Inc.

Professional Land Surveying
21415 North 23rd Avenue, Phoenix, Arizona 85027
Phone (623) 869-0223 Fax (623) 869-0726

ALTA/ACSM LAND TITLE SURVEY
SECTION 26 - HARQUAHALA VALLEY - ALLEGHENY ASSET

DATE		DESCRIPTION	DWR: RD	SHEET 9 OF
7-15-15	BOUNDARY INFORMATION		CHK: RD	
5-30-15	LOCATE ADDITIONAL WELLS		DATE: 11-24-14	
			JOB NO.: 14081	