

ONLINE AUCTION

Allows For Contingencies



±87 ACRES GOLF COURSE RESIDENTIAL DEV SITE

1 Paseo El Rio, Mohave Valley, Arizona 86440

FRE Auctions is pleased to present the Online Auction Plus® event (allows for contingencies) for the ±87 AC residential development site positioned along the fairway of the renowned Matt Dye-designed 18-hole El Rio Country Club.

PROPERTY HIGHLIGHTS

- **Golf Course Frontage:** Premium location for a high-end, amenity-rich community.
- **Flexible Zoning:** Pro-development environment for residential or resort use.
- **Lot Reconfiguration:** Site can be easily reconfigured to desirable ½ acre to 1 acre lots to meet current buyer demands
- **Recreational Market Growth:** Situated near the Colorado River, Laughlin, NV, and Bullhead City, AZ, in an area projected for strong demographic growth.

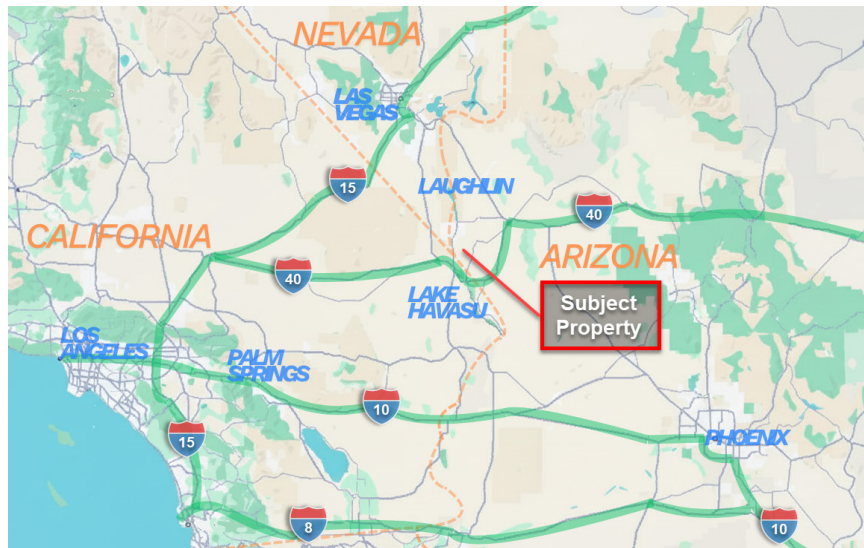
DRIVING TIMES FROM SUBJECT PROPERTY

Laughlin	30 minutes
Lake Havasu	1 hour
Las Vegas	2 hours
Palm Springs	3 hours
Phoenix	4 hours
Los Angeles	4.5 hours

STARTING BID:
\$995,000

Suggested Value:
\$4,295,000

The information contained herein was obtained from sources deemed to be reliable and is believed to be true; it has not been verified and as such, cannot be warranted nor form a part of any future contract. All measurements need to be independently verified by the purchaser.



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For additional property details, downloadable due diligence & auction info

