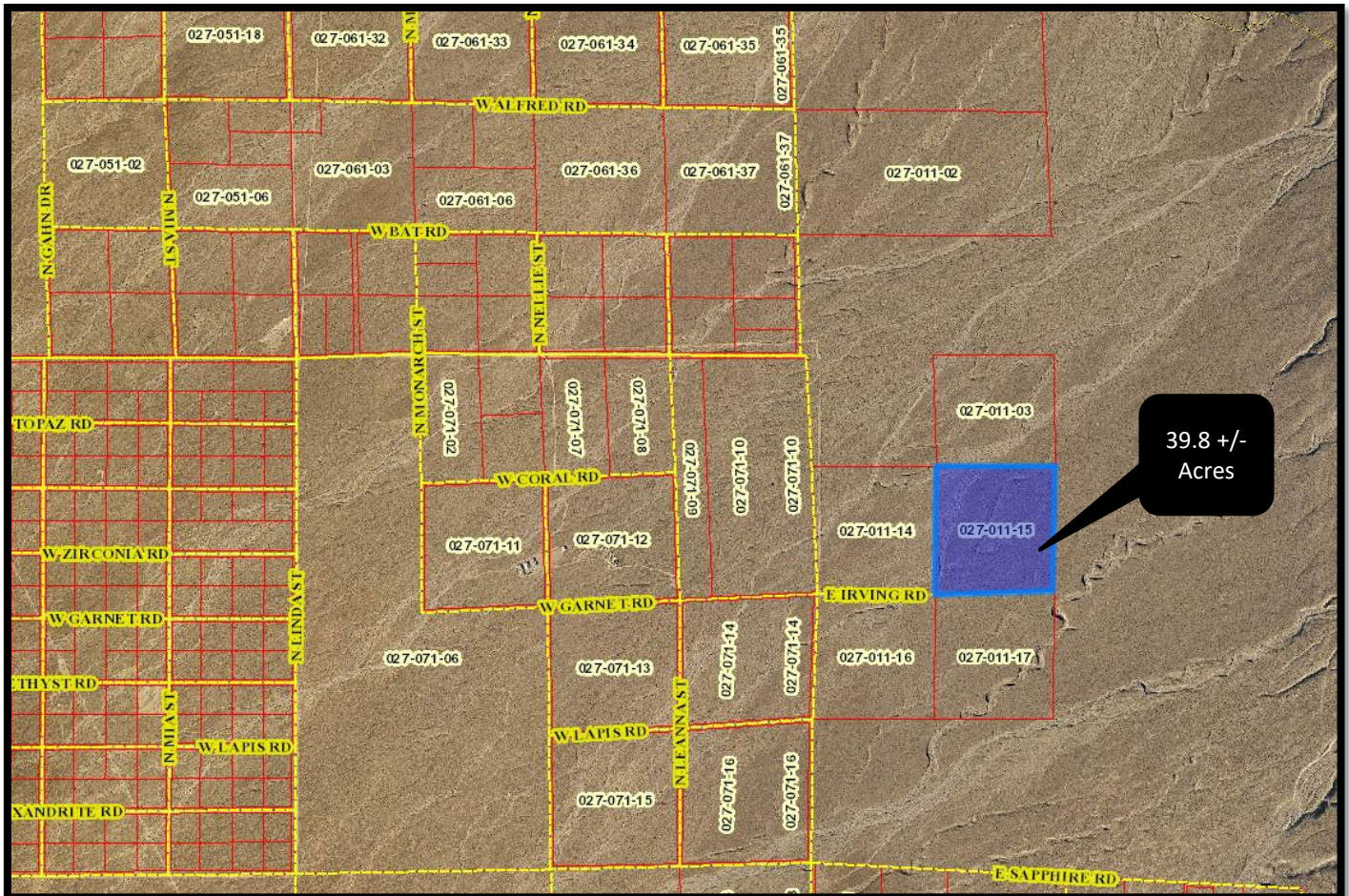


# **EXCLUSIVE LISTING!**

**39.8 +/- Acres Residential Land - \$398,160**  
**370 E. Irving Rd, Pahrump, Nevada 89060**



- ☐ APN 027-011-15
- ☐ 370 E. Irving Rd -39.8 +/- Acres, \$10,004 per Acre
- ☐ Pahrump Zone – RH-9.5- Rural Homestead /Land Use – Single Family Residential
- ☐ Tax fiscal year (2025) \$370.14
- ☐ There are no water rights attached to this property, however water rights are readily available in Nye County for \$6k-\$7 per acre foot.
- ☐ Pahrump is located at the southernmost tip of Nye County, 62 miles west of Las Vegas, NV and adjacent to the California-Nevada border.
- ☐ Pahrump has three wineries, a cidery-meader, and a distillery. It is close to the Death Valley National Park and the Ash Meadows National Wildlife Refuge.



**Mark Anthony Rua**  
**Brokers**

S.026655

Office: 702-992-7534  
 Cell: 702-595-6244

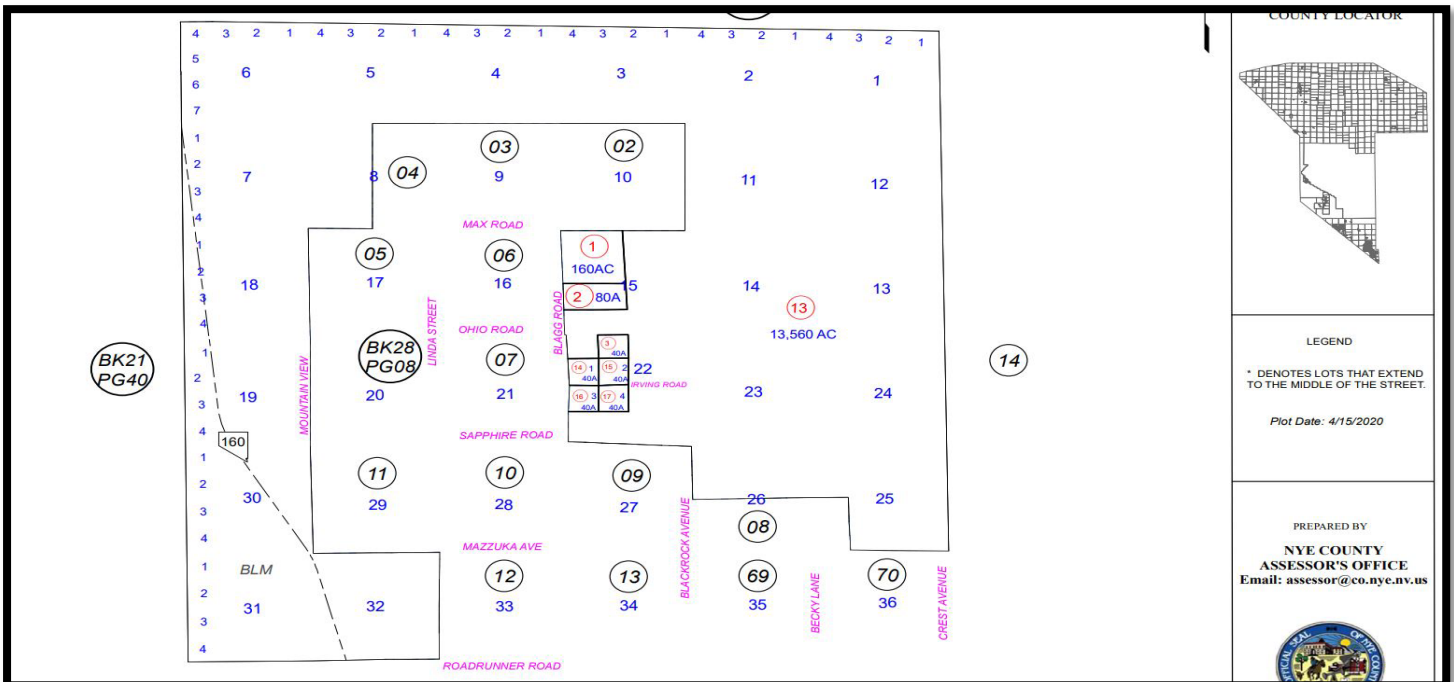
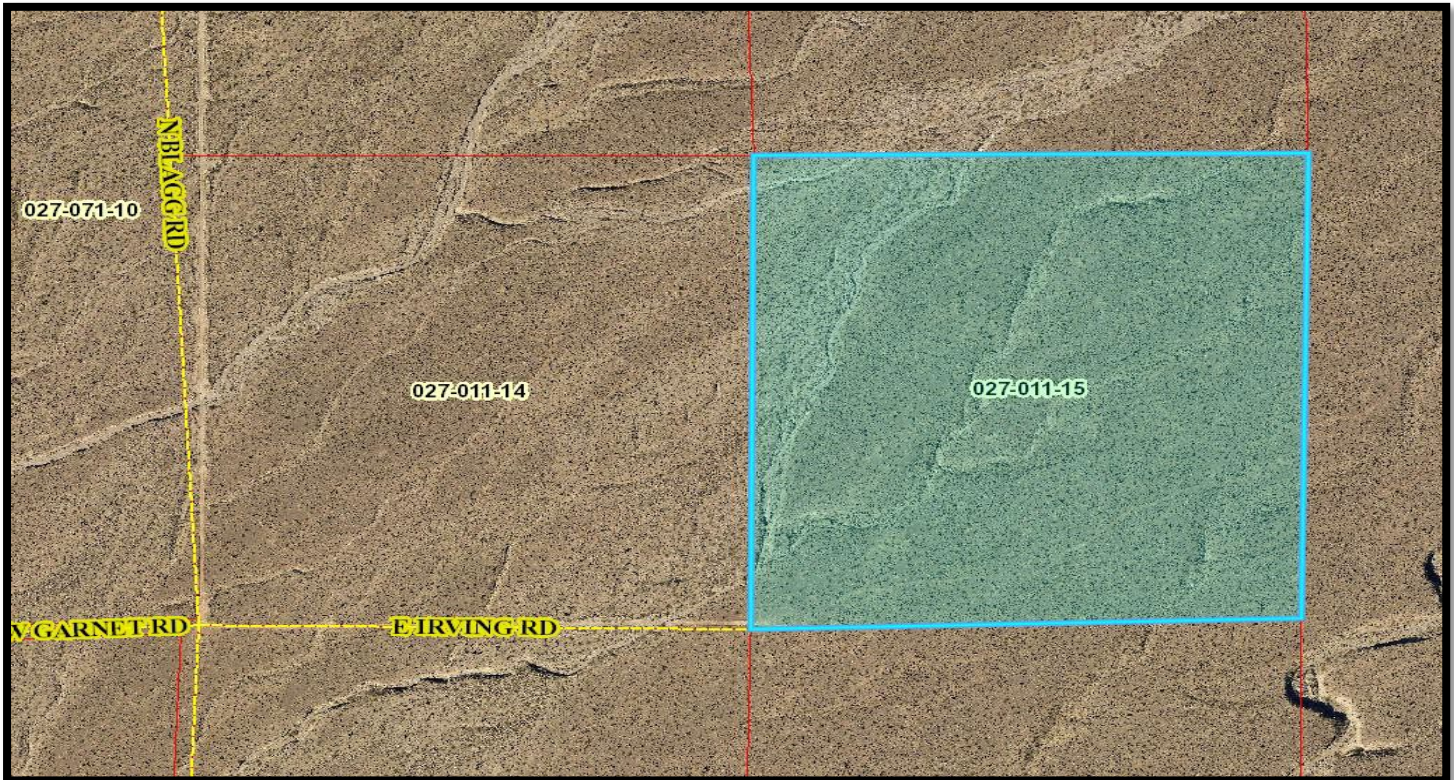
2855 St Rose Parkway, Suite 100, Henderson, NV 89052  
[markanthonyrua@gmail.com](mailto:markanthonyrua@gmail.com) [www.mrlandlasvegas.com](http://www.mrlandlasvegas.com)



The information contained herein is subject to verification and no liability for errors or omissions is assumed. The price, data, and other information are subject to change or the listing may be withdrawn without notice.



370 E. Irving Rd, Pahrump, Nevada 89041



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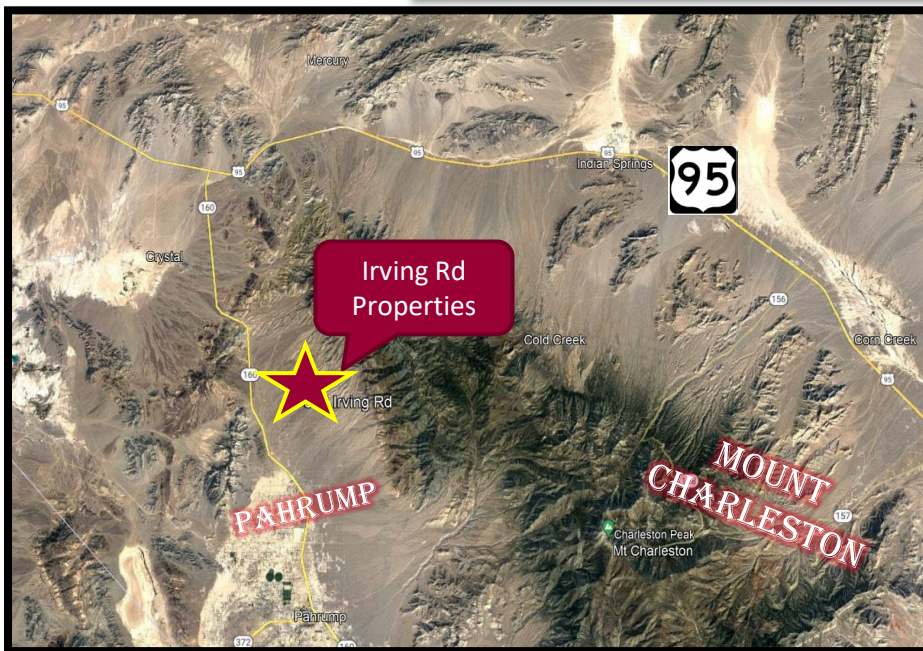
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39.78 Acre Parcel adjacent to the south -371 E.  
Irving- also for sale- \$398,160



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