



FLYING E RANCH

WICKENBURG • ARIZONA

Future Master Planned Community

1,183.14 Acres | Wickenburg, Arizona | FOR SALE



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Drone Video



Exclusively Listed By:

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NAIHorizon



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Property Information

Location: South of the SEC of US-60 & Flying E Ranch Road
Wickenburg, AZ

Size: 1,183.14 Acres

Asking Price: Call for Pricing

Sale Conditions: The Property is being sold “As-Is”. Owner makes no representations or warranties to the condition of the Property. All due diligence investigation is the responsibility of the prospective buyer.

Current Zoning: RU-43 (Maricopa County)

Future Land Use: Potential Rezone to Master Plan Community and Annexation into Town of Wickenburg

Utilities:

- Water: Town of Wickenburg
- Electric Provider: APS (Arizona Public Service)
- Sanitary Sewer: Town of Wickenburg
- Phone & High-Speed Internet: Cox Communications

Property Taxes: \$21,113.82 (2020)

Parcel #'s: 505-41-003A, 505-41-004A, 505-41-002C, 505-41-002F, 505-41-002D, 505-41-002E and (505-41-195 thru 505-41-255 – 60 platted lots)

Comments: Flying E Ranch is located on the western border of the Town of Wickenburg. The Property is pristine desert and has strategic proximity to the planned I-11 Corridor. The Property provides the excellent opportunity for future master plan community which will require General Plan Amendment, Re-Zoning and Annexation into the Town of Wickenburg. Flying E Ranch is 40 minutes from metro Phoenix. Preliminary estimate is potential rezone will allow approximately 2,000 to 2,500 homes on the site.





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Property Photos





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