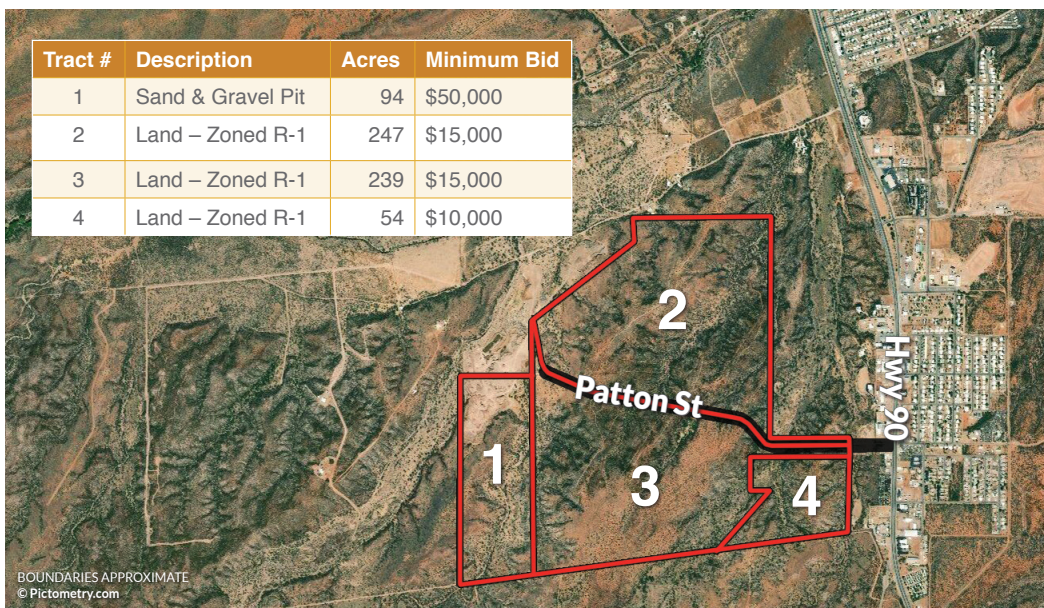


**MINIMUM BIDS AS LOW AS \$60 PER ACRE!**

Tract #	Description	Acres	Minimum Bid
1	Sand & Gravel Pit	94	\$50,000
2	Land – Zoned R-1	247	\$15,000
3	Land – Zoned R-1	239	\$15,000
4	Land – Zoned R-1	54	\$10,000



**Sand & Gravel Operation  
& 622 Acre Development Sites**

**HUACHUCA CITY, AZ**  
MINIMUM BIDS FROM \$15,000

**LOCATION**

The property is west of Highway 90 at Patton Street. North of Huachuca Military Reservation and the Sierra Vista Municipal Airport. One hour south of Tucson on I-10

**SPECIFICS**

The property is offered in 4 tracts. Tract #1 is a sand and gravel mining operation with a grandfathered zoning exception. Tracts #2, 3, & 4 are zoned R-1 Single Family Residential within the town limits of Huachuca City.

**Commercial Development Site**

**SIERRA VISTA, AZ**  
MINIMUM BID \$45,000

**LOCATION**

The property is located on the south side of E. Meyer Drive between S. Canyon Dr. & 3rd St., Sierra Vista

**SPECIFICS**

- 2.1 Acre commercial development site
- Rectangular lot with 435' frontage
- Prime location near commercial, retail and residential developments
- Water, sewer, electric available
- Zoning – General Commercial



**Auction Location & Time**

The offices of Pioneer Title Co.,  
2700 E. Fry Blvd., Suite A9,  
Sierra Vista, AZ.

**APRIL 21, 2020**

Registration at 10:30 AM

Auction at 11:00 AM

**Certified Funds Required to Bid**

\$5,000 to \$10,000

**Inspection Opportunities:**

**Huachuca City**

12:00 pm – 1:00 pm on April 1 & 7.

**Inspect Sierra Vista at any time.**

**Bidder's Information Packet**

A detailed Bidder's Information Packet is available via email for \$20.00 at [info@FineAndCompany.com](mailto:info@FineAndCompany.com) and is required in order to bid.

**Terms Of Sale**

The auction is conducted subject to the Terms of Sale and Purchase Contract included in the Bidder's Information Packet.

**Buyer's Premium**

A 10% buyer's premium will be added to the final high bid price per the Terms of Sale.

**Broker Participation Invited**

A 2% Buyer's Agent fee based on the bid price. See Terms of Sale or contact us at 312.278.0600 for buyer agent registration requirements

**Disclaimer:**

The Seller, Seller's Agents including Auctioneer Fine & Company TX LLC and their agents assume no liability for inaccuracies, errors or omissions in any auction marketing materials, including the Bidder's Information Packet. ALL ACREAGE, SQUARE FOOTAGE, DIMENSIONS, TAXES IN

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guaranteed. Some information furnished is from outside sources deemed to be reliable, but is not certified as accurate. The delivery of any information shall not create any agency relationship between recipient and Seller's Agents, Auctioneer or its agents. Bidders are encouraged to conduct their own investigation pertaining to all matters concerning the property including inspections of the property and to review all information provided. This is not a solicitation or offering to residents of any state where this offering is prohibited by law.