

Provided as a courtesy of

Rosa Lee White

Bryce Canyon Real Estate
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Lot Dimensions:		Total Acres:	0.92	Price Per Acre \$:	
Lot #:		Block:		Phase/Unit:	
Water (Y/N):	Yes	HOA:	No	PUD:	No
MLS Area:	10 – Panguitch, Panguitch Lake, Bryce Cnyn Vlg	County:	Garfield	Zoned:	LS04
Senior Community:	No	Subdivision:	Hercules	Township:	
Range:		Parcel Number:	14-0053-0045	Section:	
Tax Acct #:	HE-2-6	Quarter Section:		HOA Dues \$:	
HOA Dues Frequency:		Special Taxes (SID)\$:		Total Taxes:	40.20
Type:	Lot	For Sale or Rent:	For Sale		
Financing Remarks:					
Directions: From Highway 89, turn East onto E Ruy Lopez Dr. (Between MM 124 and 125). Turn left onto Alice Drive. The lot is on the left at the intersection of Alice and W River Rd..					
Public Remarks: Potential use as NIGHTLY RENTAL with county approval. Large lot just under an acre. 205 foot deep well with .25 acre foot water right included. Propane Tank. Septic design (with permit) and home design included in sale as well as purchased quote from Garkane Power regarding connection costs (power in street). Close proximity to Bryce and Zion!					
Occupancy: Owner; Vacant		Accessibility: Public Access		Terrain: Flat	
Possession: Upon Closing		Improvements: None		Vegetation: Natural Grass; Pasture	
Appointment: Call Listing Office; Call Listing Agent		Utilities: Culinary, Well; In Street; See Remarks		Sale Type: Conventional	
Terms of Sale: Cash; Conventional		Water Rights/Shares: Underground			
List Price:	94,500				