

EXCLUSIVE LISTING



MILLER & BELOAT

Location: Wrapping the southeast corner of Miller Road and Beloat Road, Buckeye, Arizona

Size: +/- 98.44 acres

Price: Call for pricing

Zoning: CC- Commercial Center- City of Buckeye (Obsolete Zoning Code)

Utilities: Water & Sewer- City of Buckeye. Further analysis required to determine available capacity and transmission.

Irrigation: Buckeye Water Conservation and Drainage District (BWCCD)

Comments: Prime property located in the heart of the City of Buckeye. Great development potential with favorable zoning. Located within the proposed alignment of State Route 30 and the City of Buckeye's El Rio District Plan.

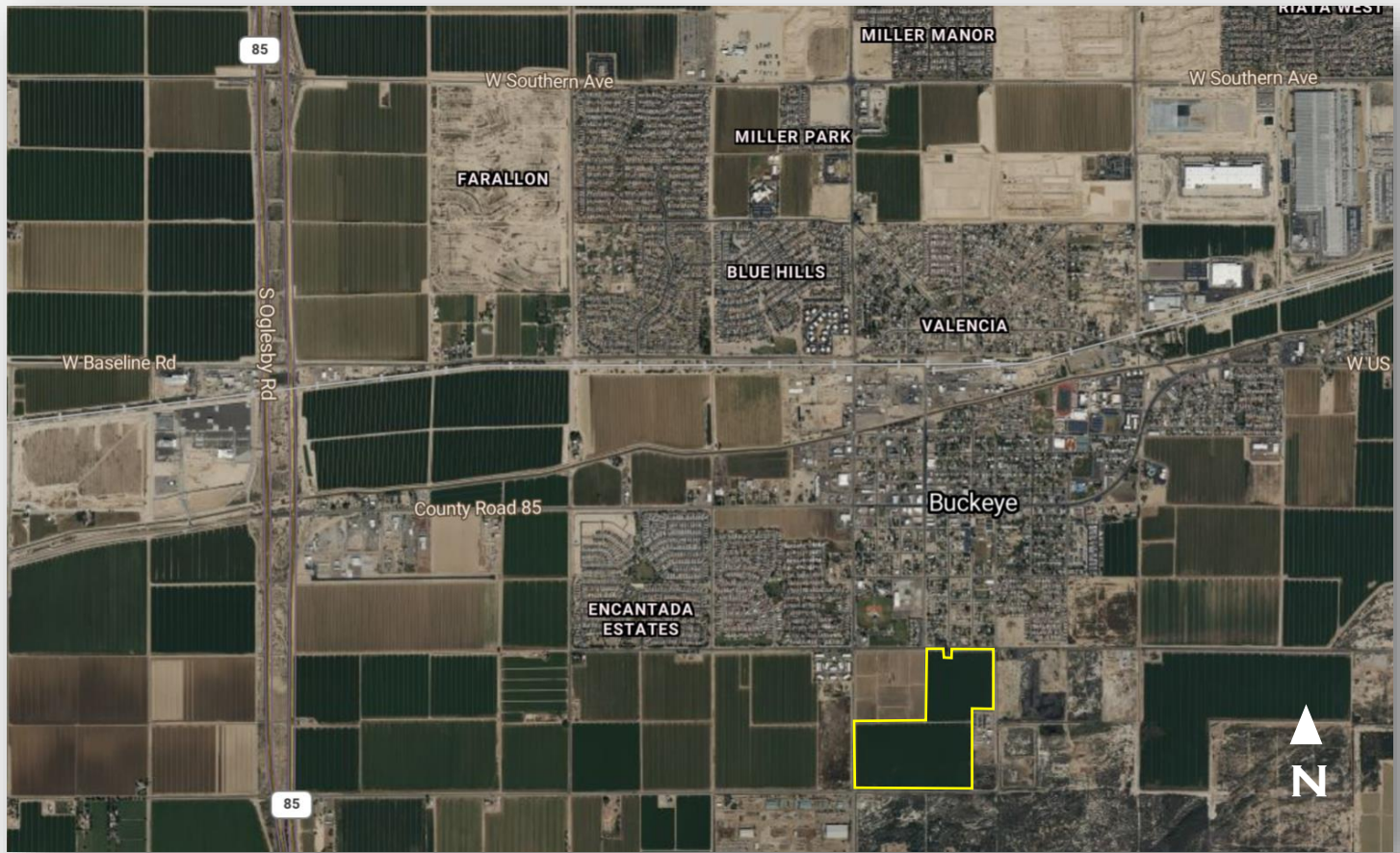


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Real Estate

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BRAD@COPPERSTARRE.COM

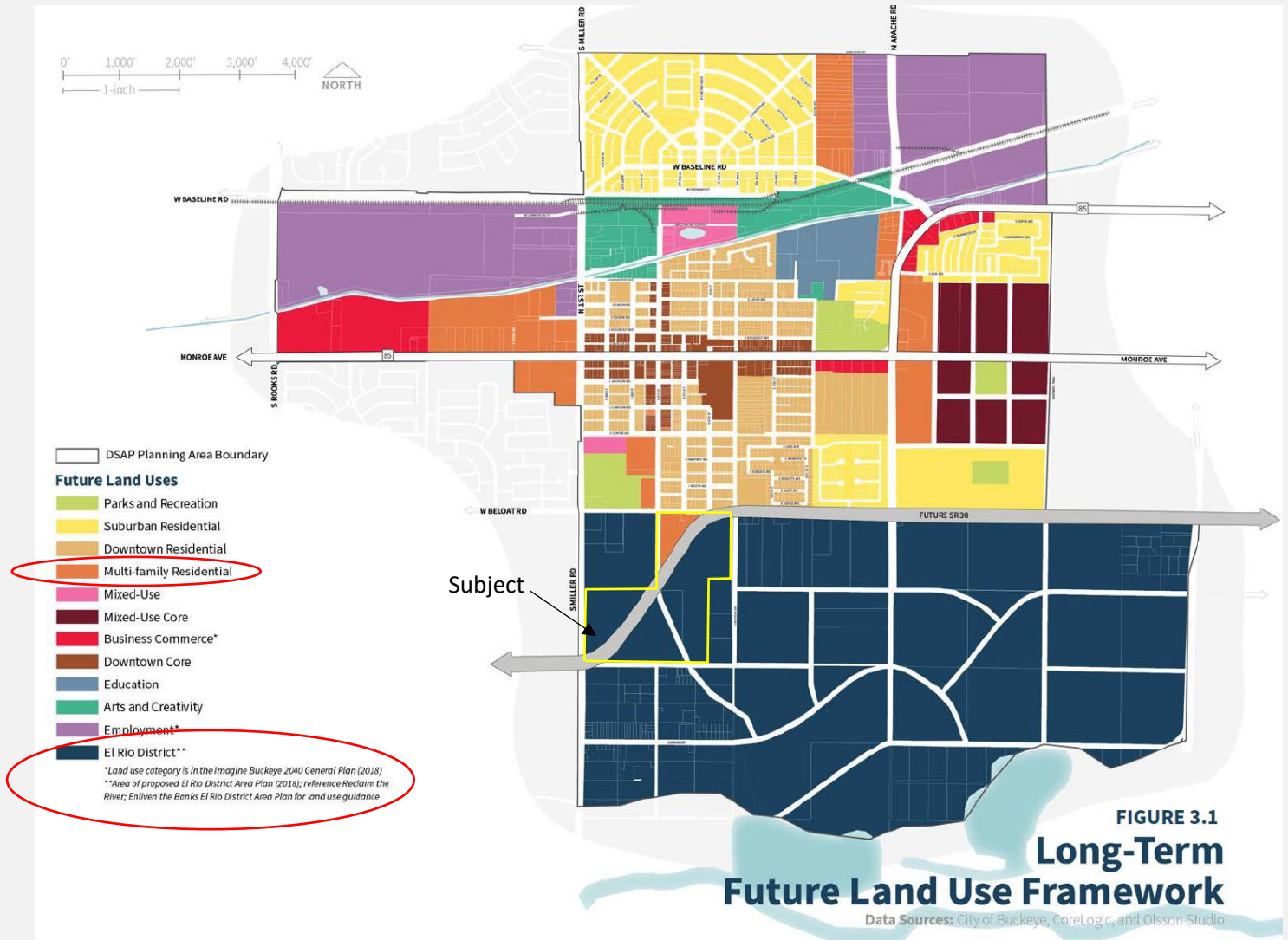
104 W. BASELINE RD.
BUCKEYE, AZ 85326

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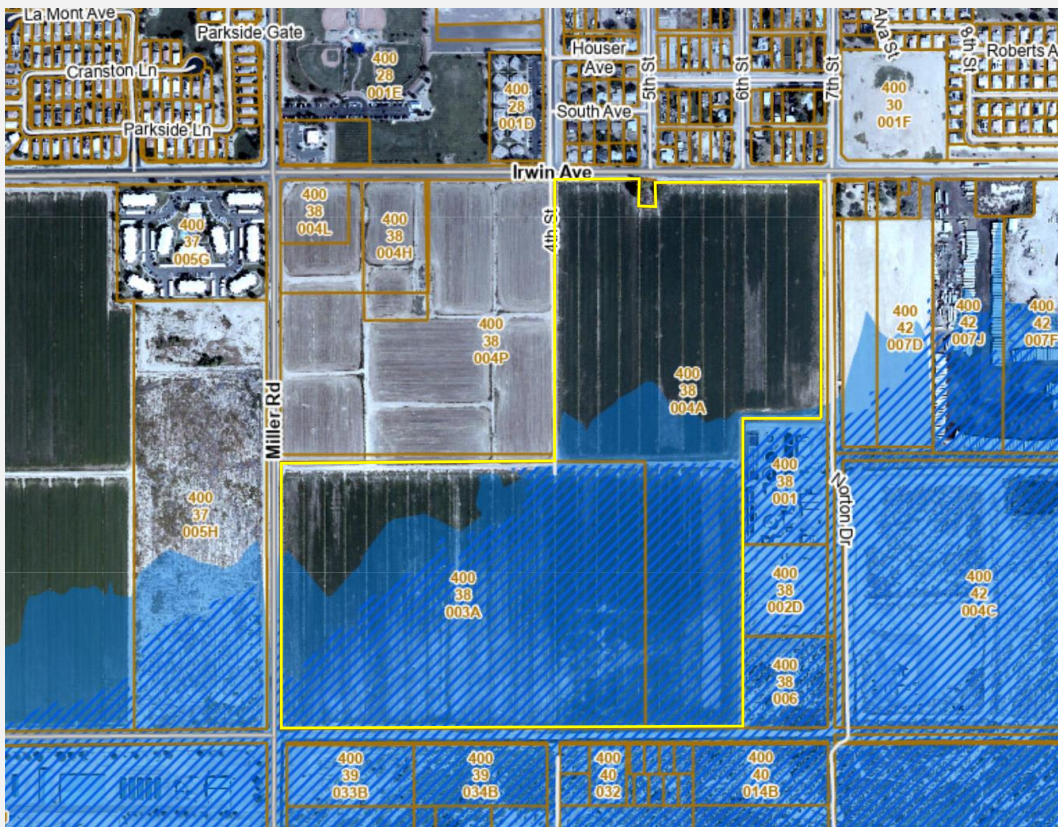
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Effective Floodplain
 Floodplain (FEMA Effective)

- Floodway
- 100-Year Flood Zone

Pending Floodplain
 Floodplain (Pending FEMA Approval)

- ▨ Floodway
- ▨ 100-Year Flood Zone

*AE Floodplain (100-Year Flood Zone): Areas subject to inundation by the 1% annual chance flood event determined by detailed methods.



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