



**16.218 Acres**

**\$79,000**

**Washoe County, Nevada**

[www.landresellers.com/properties/3999586b037](http://www.landresellers.com/properties/3999586b037)



## Property Details

**Property Types:** Land, Patented Mining Claims

**State:** Nevada

**County:** Washoe County

**City:** Reno

**Price:** \$79,000

**Total Acreage:** 16.218

**Property ID:** Blanco (ergp)

**Property Address:** Peavine, Reno, NV

**APN:** 081-090-20

**GPS:** 39.588443278916, -119.90434385065

**CCRs:** none

**Association Fees:** none

**Roads:** graded dirt

**Power:** several hundred feet

**Taxes:** \$73

**Seller Fees:** 135

### Peavine Mountain \* Blanco

#### 7.5 miles North of Reno (as the bird flies)

- **SIZE:** 16.218 +/- acres
- **APN#:** 081-090-20
- **LEGAL DESCRIPTION:** That certain mining claim known as the Blanco M.S. 4496, Sec. 24, T20N, R18E, Assessors Parcel # 81-090-02 being located in the Peavine Mining District, Washoe County, Nevada. Together with all and singular the lodes and veins within the lines of said claim and the dips, spurs, mines, mineral, dumps, fixtures, thereunto belonging. Previous Document # 650849
- **STATE:** Nevada
- **COUNTY:** Washoe
- **GENERAL LOCATION:** About 7.5 miles NW of Reno
- **DRIVING DIRECTIONS:** From Reno take hwy 395 NorthWest to Red Rock Exit. Cross over the over pass and follow frontage road to Peavine Rd. Drive approx 2.1 miles to the first switchback in the road. Proceed through another switchback and about 1/10th-2/10th of mile the property starts.
- **GENERAL ELEVATION:** 6400 ft.
- **GENERAL INFORMATION:** Huge views.Rolling hills. Easily accessible. Property is on both sides of Peavine Road.
- **GPS (approx) :** 39.588739 , -119.904665
- **TYPE OF TERRAIN:** Hilly
- **ZONING:** GR
- **POWER:** several hundred feet from West side of property
- **PHONE:** unk
- **WATER:** no. must install well or holding tank.
- **SEWER:** No. Only needed when/if you build.
- **ROADS:** dirt
- **PROPERTY TAX:** \$73 a year
- **CLOSING/DOC. FEES:** \$135.
- **TIME LIMIT TO BUILD:** none
- **ASSOCIATION DUES:** none
- **TITLE INFORMATION:** Free and clear
- **Outside Info Links:** Washoe County
- **AREA INFO:** Honey Lake Valley
- **Owner financing available.**
- **No Qualifying. No Credit Checks.**
- **Gps/lats/longs coordinates are provided as a tool to assist the Buyer.**
- **Use the maps to confirm.**
- **BUYER TO VERIFY listings' GPS coordinates**
- **FINANCING INFO and PURCHASE INFO**

## Seller Information



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