



**40 Acres**

**\$19,900**

**Pershing County, Nevada**

[www.landresellers.com/properties/37c72224fc2](http://www.landresellers.com/properties/37c72224fc2)



## Property Details

**Property Types:** Land, Recreational, Farms and Ranches

**State:** Nevada

**County:** Pershing County

**City:** Lovelock

**Price:** \$19,900

**Total Acreage:** 40

**Property ID:** coal canyon 11

**Property Address:** Lovelock, NV

**APN:** 015-330-11

**GPS:** 40.07355, -118.20205

**Association Fees:** none

**Roads:** Dirt

**Power:** no

**Taxes:** \$89

**Seller Fees:** 135

Real Estate \*Land

Pershing County Nevada

End of Road privacy Borders BLM on 2 sides

- SIZE: 40 +/- acres
- APN#: 015-330-11
- LEGAL DESCRIPTION: parcel 11 of Parcel Map for Greater Nevada Ranches, LLC Sec. 31, T26N, R34E, File # 354551
- STATE: Nevada
- COUNTY: Pershing
- GENERAL LOCATION: 1 mile SW of Coal Canyon Road. About 18 miles from IH 80
- GPS (approx. ): NE @ rd: 40.07355 , -118.20205 ; SE @ rd: 40.07187 , -118.20261 ; NW: 40.07355 , -118.21235 ; SW: 40.07187 , -118.212356
- GENERAL ELEVATION: 41.20'
- GENERAL INFORMATION: Borders BLM to South and West. Several small rock pilings and diggings on property. Huge Rock Pit on BLM to the south that is no longer used.
- TYPE OF TERRAIN: level-varied
- ZONING: check with the county for your intended usage
- POWER: No
- PHONE: No
- WATER: no. must install well or holding tank.
- SEWER: No. Only needed when/if you build.
- ROADS: graveled/dirt
- PROPERTY TAX: \$89 a year
- CLOSING/DOC. FEES: \$135
- TIME LIMIT TO BUILD: none
- ASSOCIATION DUES: none
- PLAT MAP: Request plat map be sure to state the address or description of the map you want.
- TITLE INFORMATION: Free and clear
- Outside Info Links:
- AREA INFO: Pershing County info
- 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

o to 1881.com Pershing county nevada land page

## Seller Information



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1881.com Investments is a land company that specializes in Selling and Buying Real Estate. Types of property we specialize in is vacant land, mountain land, mining claims, and patented mining claims. We offer various land for sale in both large acreage and smaller parcels and lots.