



**\$ 96,900.00**

## **317 SAM WY, MESQUITE, NV 89027, USA**

<https://mesquitenvrealtor.com>

Building Lot with no HOA! This 0.18 acre lot is Lot #34 in the new Fields Subdivision. This unique Subdivision in Mesquite, Nevada allows you to bring your own builder and create your own desert oasis. The Fields Subdivision is located on West Hafan Lane with close access to OHV...

- 1 Unit Allowed, AB-Any Builder , CC&Rs-Yes, HOA-No, SFB Allowed, Special Assessment-No, Subdivided Lot
- Single Family Lot
- Active Under Contract

### **CALL US NOW**

Phone: 702-872-2222

Email: 340 Falcon Ridge Parkway #100 Mesquite, NV 89027

Address: [realtor@annie.black](mailto:realtor@annie.black)



## BASIC FACTS

**Date added:** 05/30/24

**Post Updated:** 2024-11-16 02:33:08

**Type:** 1 Unit Allowed AB-Any Builder CC&Rs-

Yes HOA-No SFB Allowed Special Assessment-**Status:** Active Under Contract

No Subdivided Lot

**Lot size:** 0.18 sq ft

**MLS #:** 1124406

## LOCATION DETAILS

**Elementary School:** Bowler

**Middle School:** Charles A. Hughes

**Junior High School:** Charles A. Hughes

**High School:** Virgin Valley

**Directions to Property:** Located on West Hafen Lane

**Zoning:** Residential

## PROPERTY DETAILS

**Listing Area:** South of I15

**Subdivision:** The Fields

## FEES & TAXES

**HOA Fees:** 0.00

**Estimated Annual Taxes:** 487

## PROPERTY FEATURES

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**Exterior Features:** Fenced- Partial,  
Sidewalks

**Utilities:** Cable T.V., Water Source: Private  
Well, Internet: Cable/DSL, Phone: Land Line,  
Garbage Collection, Phone: Cell Service,  
Power: Line To Property, Power Source:  
City/Municipal, Sewer: To Property

**Community Name:** None (No Master PUD)

## MISCELLANEOUS

**Internet Authorization:** Yes

## COURTESY OF

**Listing Agent Name:** Jodi Hughes

**Listing Agent ID:** S.0188597

**Listing Office Name:** ERA Brokers  
Consolidated, Inc.

**Listing Office ID:** AA10190

**Contact Info:** (435) 668-2620

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