

# HEADQUARTERS WEST LTD.

PHOENIX - TUCSON - SONOITA - COTTONWOOD - ST. JOHNS

## Double JK Ranch - Pima County, Arizona



Offered for sale exclusively by:

### **Sam Hubbell**

Headquarters West, Ltd.

PO BOX 1039

Sonoita, AZ 85637

Phone: (520) 609-2546, Fax: (520) 455-5018

[info@headquarterswest.com](mailto:info@headquarterswest.com)

[www.headquarterswest.com](http://www.headquarterswest.com)

---

*Disclaimer: This information was obtained from sources deemed to be reliable but is not guaranteed by the Broker. Prospective buyers should check all the facts to their satisfaction. The property is subject to prior sale, price change, or withdrawal.*

# HEADQUARTERS WEST LTD.

PHOENIX - TUCSON - SONOITA - COTTONWOOD - ST. JOHNS

## Double JK Ranch - Pima County, Arizona

### Location

Sonoita, Az.

### Size

157.91 deeded acres

### Parcel #'s

- 307-13-012A
- 307-13-012B
- 307-13-013

### Zoning

Rural Homestead (RH)

### Taxes

\$8520.48 Based on 2008 tax bill

### Homes

- Owners Home 2,700 Sqft, Adobe, built in 1990
- Caretakers Home 2,000 Sqft, Adobe, built in 1990

### Horse Barn

- 60x96
- 12 Stall
- Office
- Tack Room
- Electric
- Water

### Hay/Tractor Barn

- 30x60
- 3 Bays

### Fencing

Over 1.5 miles of 2inch pipe rail with no climb horse wire around headquarters.  
Balance of property is fences with barbed wire/sheep wire

### Wells

- 55-645549 - 30 GPM
- 55-645550 - 20 GPM

---

*Disclaimer: This information was obtained from sources deemed to be reliable but is not guaranteed by the Broker. Prospective buyers should check all the facts to their satisfaction. The property is subject to prior sale, price change, or withdrawal.*

# HEADQUARTERS WEST LTD.

PHOENIX - TUCSON - SONOITA - COTTONWOOD - ST. JOHNS

## Double JK Ranch - Pima County, Arizona

### Description

The Double JK Ranch Sets in the foothills of the beautiful Santa Rita Mountains at an elevation of 5000 feet. The Ranch is five miles north of Sonoita, Az. along State Hwy 83 and 23 miles south of Tucson Az.. Historically the Ranch has been used for horse breeding and has produced world renowned race horses. It consists of 157.91 acres surrounded on three sides by BLM land, which provides miles and miles of horseback/hiking trails. The 360 degree views of the surrounding Mountain Ranges are breathtaking. Rarely does a property like this come on the market in the Sonoita area. Truly an equestrian lover's dream property.

### Price

Reduced to \$990,000 from \$1,500,000

*Cash or Terms Acceptable to Seller*

---

*Disclaimer: This information was obtained from sources deemed to be reliable but is not guaranteed by the Broker. Prospective buyers should check all the facts to their satisfaction. The property is subject to prior sale, price change, or withdrawal.*



# HEADQUARTERS WEST LTD.

PHOENIX - TUCSON - SONOITA - COTTONWOOD - ST. JOHNS

## Double JK Ranch - Pima County, Arizona

### Photos



---

*Disclaimer: This information was obtained from sources deemed to be reliable but is not guaranteed by the Broker. Prospective buyers should check all the facts to their satisfaction. The property is subject to prior sale, price change, or withdrawal.*



# HEADQUARTERS WEST LTD.

PHOENIX - TUCSON - SONOITA - COTTONWOOD - ST. JOHNS

## Double JK Ranch - Pima County, Arizona



---

*Disclaimer: This information was obtained from sources deemed to be reliable but is not guaranteed by the Broker. Prospective buyers should check all the facts to their satisfaction. The property is subject to prior sale, price change, or withdrawal.*

# HEADQUARTERS WEST LTD.

PHOENIX - TUCSON - SONOITA - COTTONWOOD - ST. JOHNS

## Double JK Ranch - Pima County, Arizona



---

*Disclaimer: This information was obtained from sources deemed to be reliable but is not guaranteed by the Broker. Prospective buyers should check all the facts to their satisfaction. The property is subject to prior sale, price change, or withdrawal.*

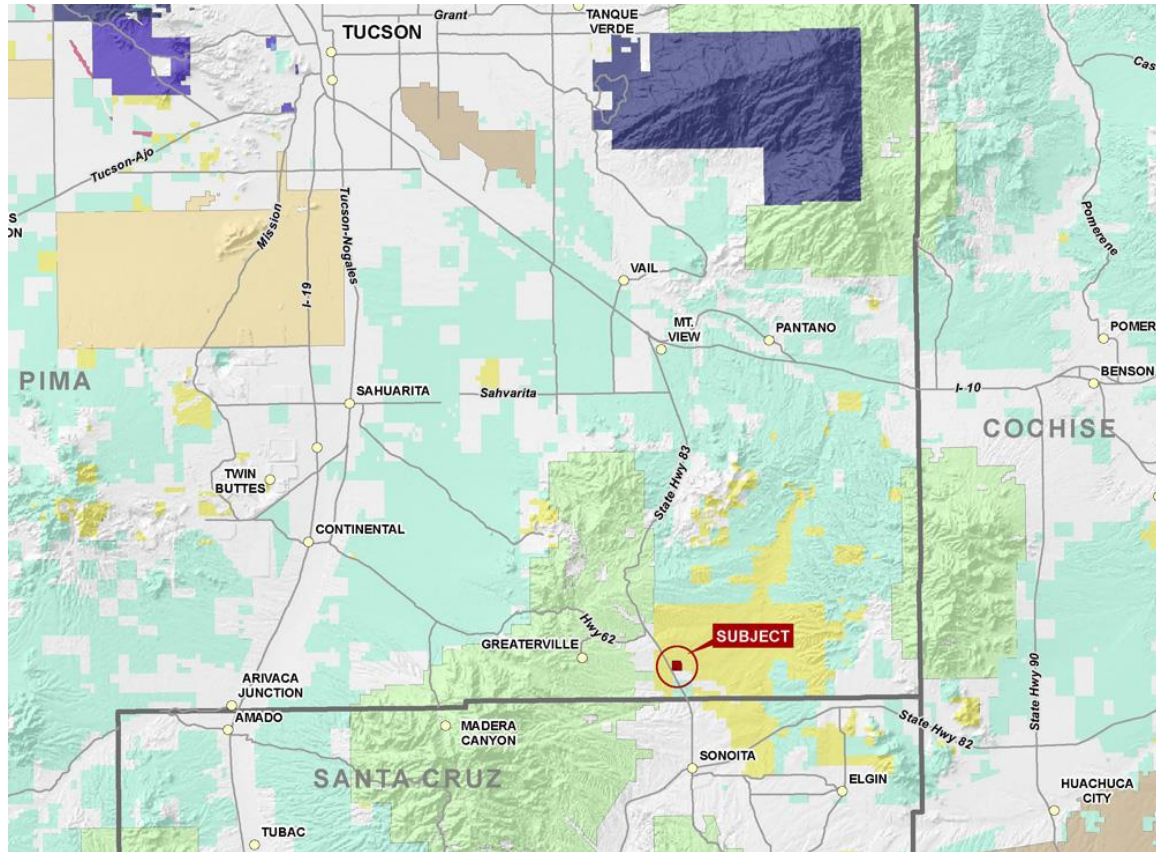


# HEADQUARTERS WEST LTD.

PHOENIX - TUCSON - SONOITA - COTTONWOOD - ST. JOHNS

Double JK Ranch - Pima County, Arizona

## Location Map



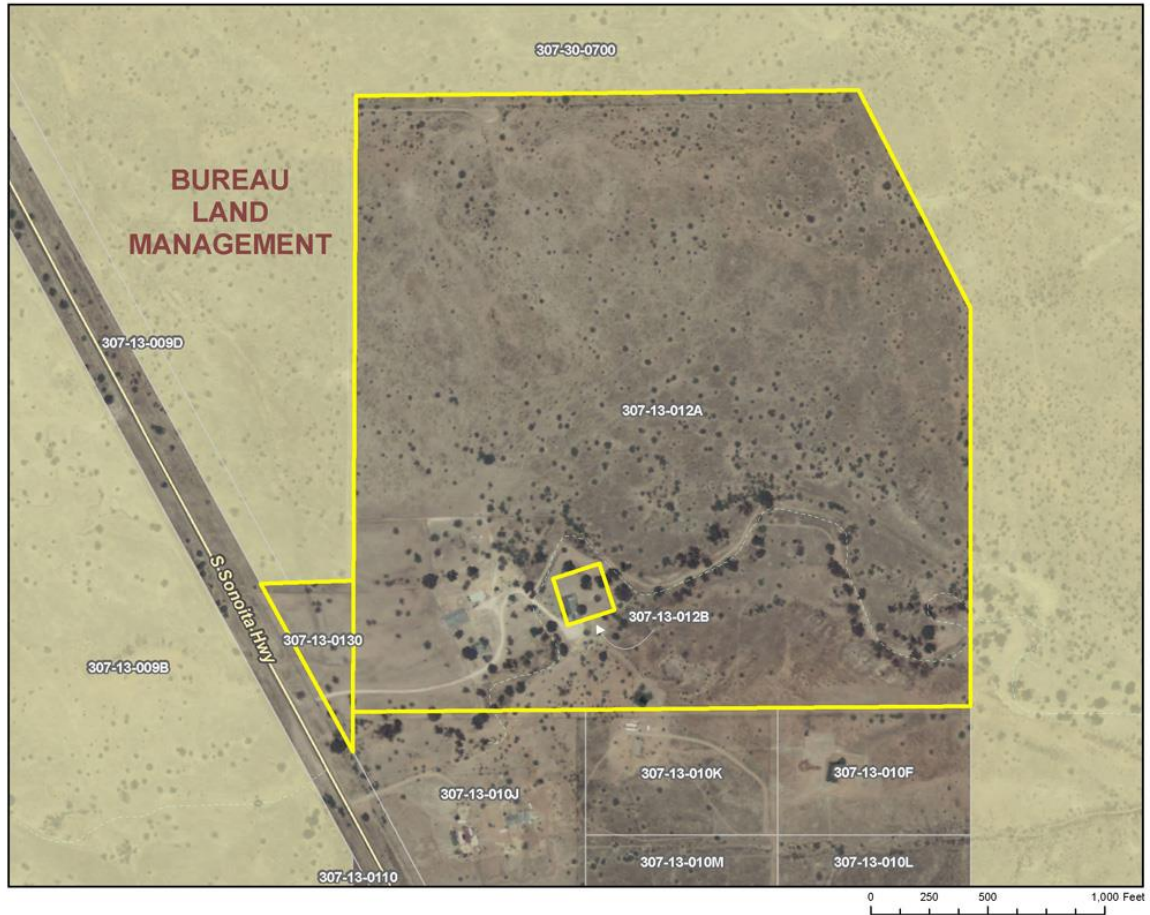
*Disclaimer: This information was obtained from sources deemed to be reliable but is not guaranteed by the Broker. Prospective buyers should check all the facts to their satisfaction. The property is subject to prior sale, price change, or withdrawal.*

# HEADQUARTERS WEST LTD.

PHOENIX - TUCSON - SONOITA - COTTONWOOD - ST. JOHNS

Double JK Ranch - Pima County, Arizona

## Aerial Map



*Disclaimer: This information was obtained from sources deemed to be reliable but is not guaranteed by the Broker. Prospective buyers should check all the facts to their satisfaction. The property is subject to prior sale, price change, or withdrawal.*



# HEADQUARTERS WEST LTD.

PHOENIX - TUCSON - SONOITA - COTTONWOOD - ST. JOHNS

**Double JK Ranch - Pima County, Arizona**

---

*Disclaimer: This information was obtained from sources deemed to be reliable but is not guaranteed by the Broker. Prospective buyers should check all the facts to their satisfaction. The property is subject to prior sale, price change, or withdrawal.*