



## EXCLUSIVE LISTING | JOHN FARM

**Location:** Patterson Road and Old US 80

**Size:** +/-2,550.33 gross acres (+/-1,612 FSA acres)

**Price:** Submit

**Irrigation:** Property is equipped with 5 large irrigation wells and 2 sump basins.

**Utilities:** Electrical District 8

**Comments:** Rare opportunity to purchase a large productive farm with no active management area or irrigation non expansion area. Property has efficient irrigation infrastructure and a consistent soil composition (soil maps available upon request). There is currently a farm lease in place with a local tenant. The owners would consider selling all or part of the holdings.

The property also has a certificate of Adequate Supply of Water from the Arizona Department of Water Resources for 7,414 single-family residential lots and 721 non residential acres.

**TLA**  
THE LAND AGENCY

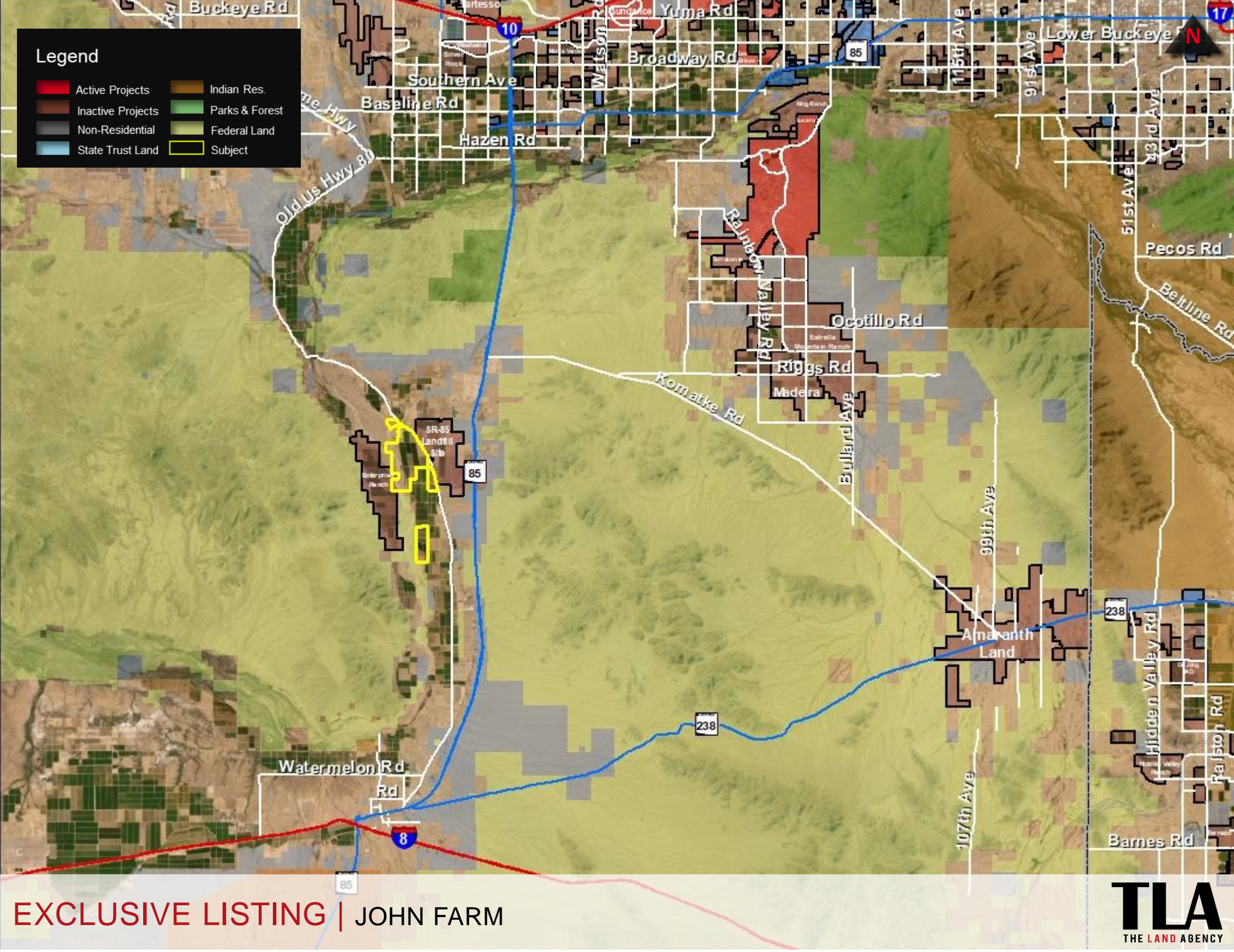
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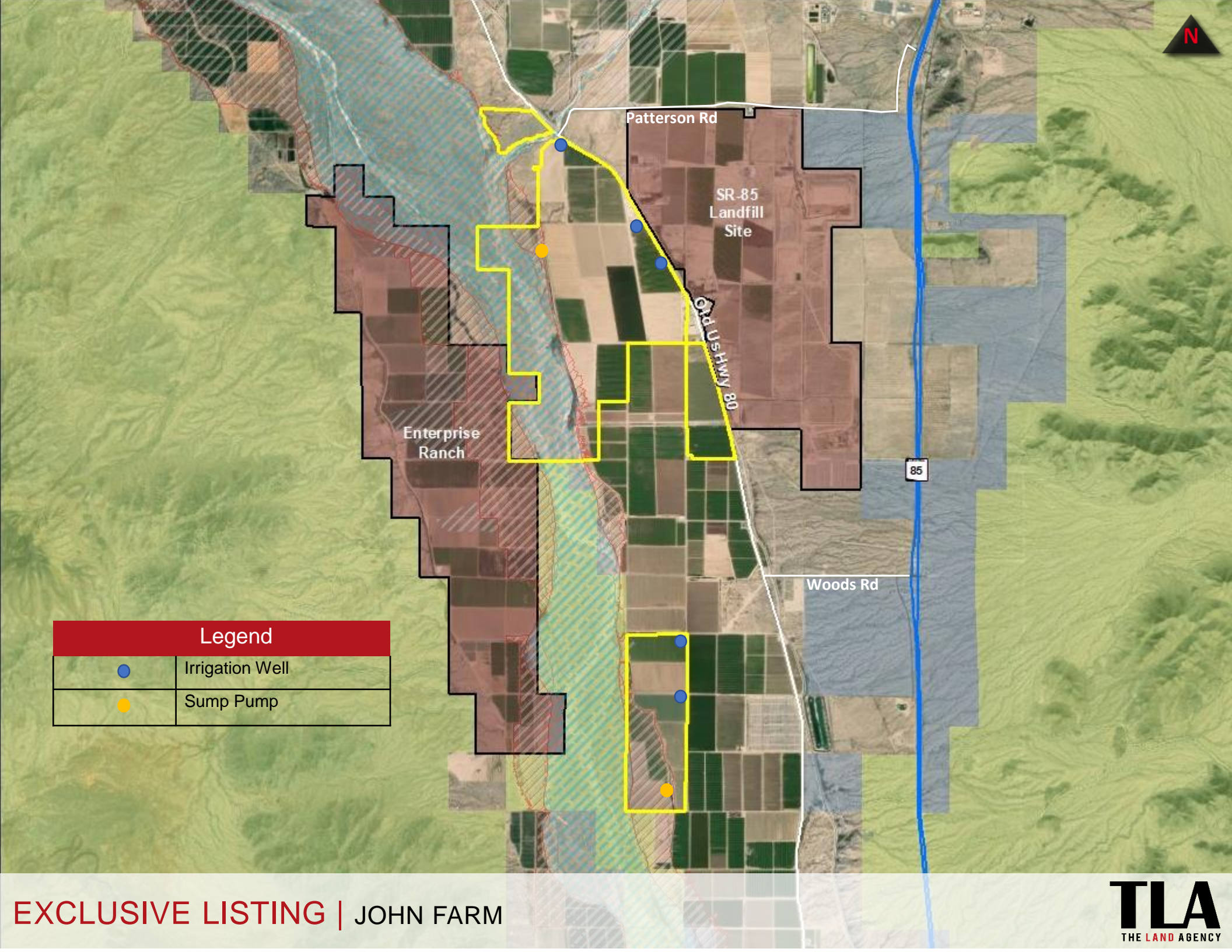
## Legend

- Active Projects
- Inactive Projects
- Non-Residential
- State Trust Land
- Indian Res.
- Parks & Forest
- Federal Land
- Subject



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### Legend



Irrigation Well



Sump Pump

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