
Hidden Meadow Ranch – Recent Sale Activity

Click on the below links to review the MLS listings of lots and houses within Hidden Meadow Ranch going back 3-years.

All information if derived from the Arizona Regional MLS which is the MLS service for the Phoenix metro area.

There may be more listings on the local MLS service that covers the greater Greer, Arizona area.

Lot Sale MLS Activity: CLICK HERE (<https://www.flexmls.com/share/3quGC/Selected>)

House Sale MLS Activity: CLICK HERE (<https://www.flexmls.com/share/3quHr/Selected>)

Following this cover page are the MLS listings for the Lots and Houses associated with the above links.

Questions? We are just a phone call or email away! We want to help you understand the auction process and the property, so you are prepared to bid and buy at auction.

Stewart Larsen - Auctioneer | Broker | Realtor

Designated Broker

O: 480.844.1221 | C: 480.861.2530

e: slarsen@thelarsencompany.com

www.TheLarsenCompany.com










John Payne - Auctioneer | Broker | Realtor

AARE, CAI, CES, GRI Trained

O: 480.422.6800 | C: 602.315.4104

e: john@UnitedCountryAZ.com

www.UnitedCountryAZ.com

		Price / Status / MI #	Subdivision	Year Built	Bedrooms	Bathrooms	Approx SQFT
1		\$200,000 55 N 1330 Road -- Greer, AZ 85927 Active / 5961114	THE CLUB AT HIDDEN MEADOW RANCH	2006	4	4.5	4,225
2		\$1,540,000 70 N CRN 1330 RD Greer, AZ 85927 Active / 6064711	THE CLUB AT HIDDEN MEADOW RANCH	2010	4	4.5	4,200
3		\$1,850,000 32 N CRN 1332 RD Greer, AZ 85927 Active / 6044099	THE CLUB AT HIDDEN MEADOW RANCH	2004	5	4.5	5,079
4		\$279,000 83 N COUNTY ROAD N1330 RD Greer, AZ 85927 Pending / 6069283	Hidden Meadow Ranch	1994	2	1.5	950
5		\$230,000 85 N 1330 RD Greer, AZ 85927 Closed / 6044879	Hidden Meadow Ranch	1994	2	1.5	950
6		\$233,000 38 N County Rd N1330 RD Greer, AZ 85927 Closed / 5546948	Hidden Meadow Ranch	1993	2	1	912
7		\$250,000 20 N CRN1330 RD Greer, AZ 85927 Closed / 5674817	Hidden Meadow Ranch	1993	2	1	914
8		\$260,000 9 N County Rd N1333 RD Greer, AZ 85927 Closed / 6059974	Hidden Meadow Ranch	1993	2	2	950
9		\$1,300,000 63 County Rd N1330 RD Greer, AZ 85927 Closed / 5912094	HIDDEN MEADOW RANCH	2019	3	4.5	3,400

55 N 1330 Road --, Greer, AZ



70 N CRN 1330 RD, Greer, AZ



32 N CRN 1332 RD, Greer, AZ



83 N COUNTY ROAD N1330 RD, Greer, AZ



85 N 1330 RD, Greer, AZ



38 N County Rd N1330 RD, Greer, AZ



20 N CRN1330 RD, Greer, AZ

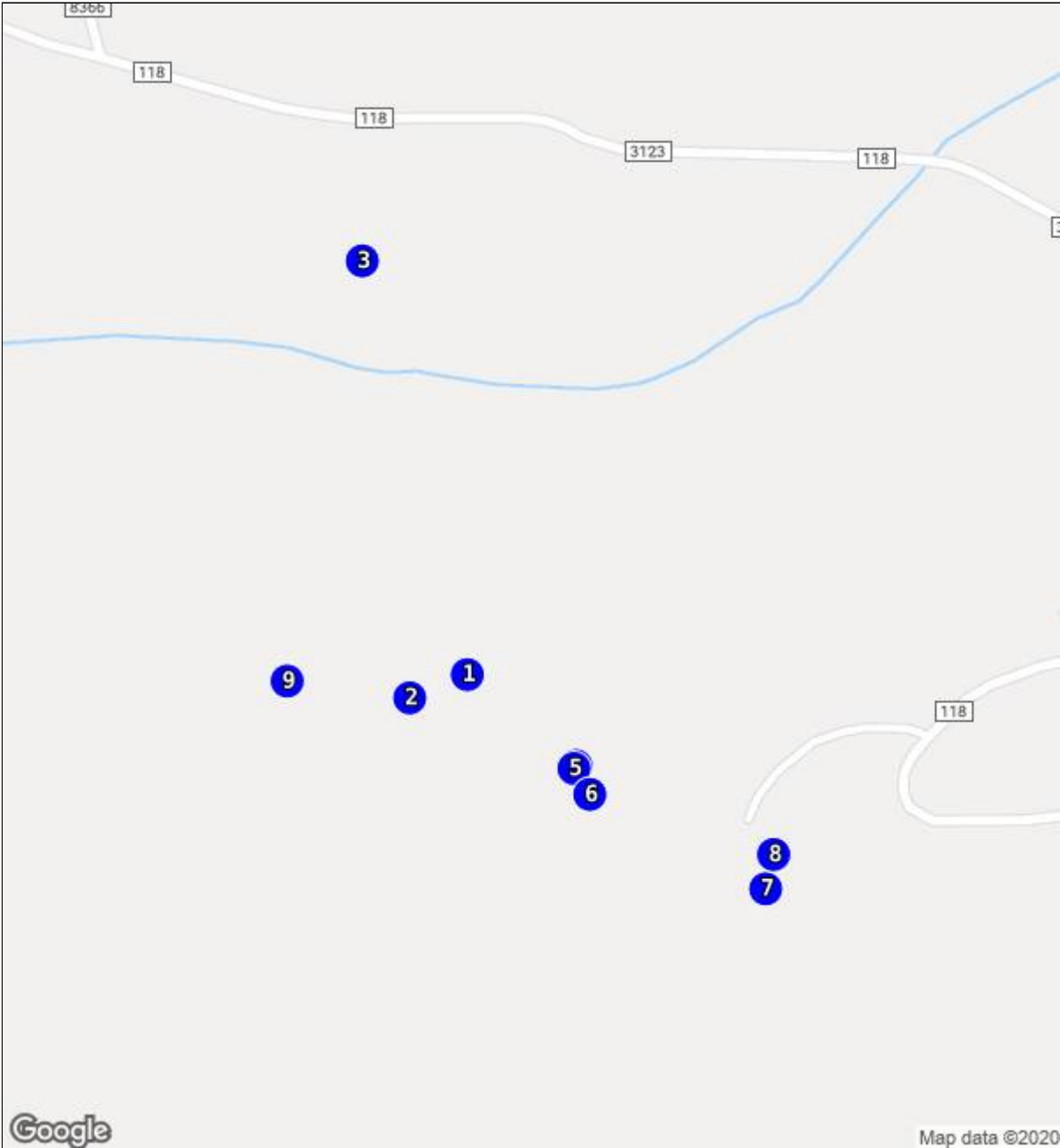


9 N County Rd N1333 RD, Greer, AZ



63 County Rd N1330 RD, Greer, AZ





Legend	
1. 55 N 1330 Road --, Greer, AZ 85927(5961114)	6. 38 N County Rd N1330 RD, Greer, AZ 85927(5546948)
2. 70 N CRN 1330 RD, Greer, AZ 85927(6064711)	7. 20 N CRN1330 RD, Greer, AZ 85927(5674817)
3. 32 N CRN 1332 RD, Greer, AZ 85927(6044099)	8. 9 N County Rd N1333 RD, Greer, AZ 85927(6059974)
4. 83 N COUNTY ROAD N1330 RD, Greer, AZ 85927(6069283)	9. 63 County Rd N1330 RD, Greer, AZ 85927(5912094)
5. 85 N 1330 RD, Greer, AZ 85927(6044879)	



5961114	Residential	Single Family - Detached	Active
Beds/Baths: 4 / 4.5 Bedrooms Plus: 4 Approx SqFt: 4,225 / Owner Price/SqFt: \$47.34 Year Built: 2006 Pool: None Encoded Features: 44.5DXA2G2S Exterior Stories: 3 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 43,560 / County Assessor Apx Lot Size Range: 1 - 1.9 Acres Subdivision: THE CLUB AT HIDDEN MEADOW RANCH Tax Municipality: Apache - COUNTY Marketing Name: Planned Cmty Name: Model: Builder Name: Unknown Hun Block: Map Code/Grid: C70 Bldg Number:	
Ele Sch Dist: 000 - Out of Area Elementary School: Other Jr. High School: Other		High School Dist #: 000 - Out of Area High School: Other	

Cross Streets: Hwy 260 at Mile Marker #386 **Directions:** From Hwy 260 from Greer: Hwy 260 to Mile marker #385, turn north onto county road #1325/forest Road #118, proceed for 6.5 miles on Forest Road #118 for approx 6.5 miles to Ranch entrance on left.

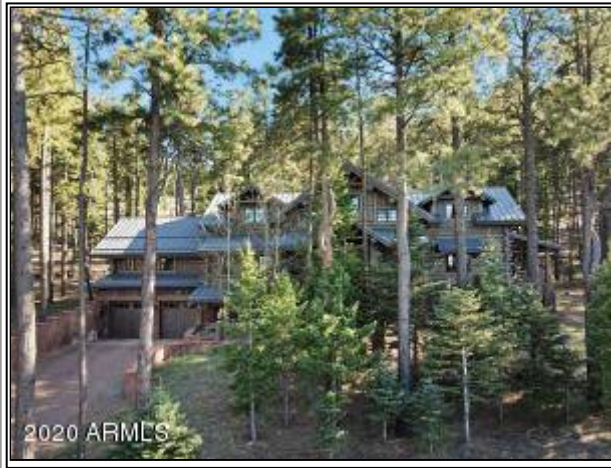
Public Remarks: Looking for a four season getaway! From Cool Summers to a Winter Playground, the White Mountains has it all. Enjoy all this from your comfortable and elegant 5 Star Mountain Log Home. This is a 1/6 Fractional ownership to enjoy year around. This turnkey sale gives the lucky owner an opportunity to step right into this amazing property and enjoy their weeks in the cool pines. Private storage lockers allow each owner to keep their toys, etc stored onsite. These log homes are one of a kind, furnished in a style that exemplifies the west from Native American rugs to comfy rustic furniture. If your considering a home in the White Mountains of Arizona but are unsure of the commitment of full ownership, this fractional ownership may be your solution.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 4,001 - 4,500 Garage Spaces: 2 Carport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 2 Parking Features: Electric Door Opener Pool - Private: No Pool Spa: None Horses: N Fireplace: 2 Fireplace; Fireplace Living Rm; Fireplace Master Bdr Property Description: Border Pres/Pub Lnd Landscaping: None Flooring: Carpet; Wood	Kitchen Features: Range/Oven Elec; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Multiple Ovens; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Double Sinks Master Bedroom: Downstairs Laundry: Washer Included; Dryer Included Dining Area: Formal; Eat-in Kitchen; Dining in LR/GR Basement Y/N: N Sep Den/Office Y/N: N	Architecture: Other (See Remarks) Const - Finish: Other (See Remarks) Construction: Other (See Remarks) Roofing: Metal Fencing: None Cooling: Other (See Remarks) Heating: Gas Heat Utilities: Other (See Remarks) Water: Well - Pvtly Owned Sewer: Septic Services: County Services	County Code: Apache Legal Description (Abbrev): LOT 1 THE CLUB AT HIDDEN MEADOW RANCH AN: 103-30-001 Lot Number: 1 Town-Range-Section: 09N-27E-25 Cty Bk&Pg: Plat: Taxes/Yr: \$2,235/2018 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: None Possession: Close of Escrow

Fees & Homeowner Association Information		
HOA Y/N: Y / \$7,500 / Annually HOA Transfer Fee: \$400	HOA Name: Club Cabin Owners	HOA Telephone: 480-216-9111
HOA 2 Y/N: N //		
HOA 3 Y/N: //		
Association Fee Incl: Other (See Remarks) Assoc Rules/Info: Other (See Remarks)	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$625 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 390 / 392 Status Change Date: 08/05/2019	List Price: \$200,000	Special Listing Cond: N/A

Listed by: My Home Group Real Estate (myhg22)



6064711	Residential	Single Family - Detached	Active
Beds/Baths: 4 / 4.5 Bedrooms Plus: 5 Approx SqFt: 4,200 / County Assessor Price/SqFt: \$366.67 Year Built: 2010 Pool: None Encoded Features: 44.5FDXSAO2G Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 96,267 / County Assessor Apx Lot Size Range: 2 - 4.9 Acres Subdivision: THE CLUB AT HIDDEN MEADOW RANCH Tax Municipality: Apache - COUNTY Marketing Name: Hidden Meadow Ranch Planned Cmty Name: Hidden Meadow Ranch Model: Builder Name: Custom Hun Block: Map Code/Grid: C70 Bldg Number: Lot 40	
Ele Sch Dist: 000 - Out of Area Elementary School: Other Jr. High School: Other		High School Dist #: 000 - Out of Area High School: Other	

Cross Streets: Hwy 260 and County Road 1325. **Directions:** Just west of Springerville on 260 1/4 mile west of the Greer turnoff MM#385 turn North onto County Road #1325/FR #118, then North 6.5 miles to Ranch. Call for details.

Public Remarks: Here is your chance to own a 5 star cabin in the White Mountains at the exclusive Hidden Meadow community near Greer AZ. This full log custom built home offers all the amenities for the most discriminating buyer. Offering 4 ... yes 4 master suites all finished to the highest standards. It even has an elevator, a two car garage, and plenty of storage and an extended deck. Offered fully furnished complete with linens and towels this is a turnkey opportunity. Adj. lot 3 is included. Located at a COOL elevation of 8500 feet in the COOL pines and whispering aspens with August temps in the 70*s. Trout fishing, horseback riding and endless hiking is all available. Shown by appointment only. Offering includes lots 2 and 3 for a total of approx 96,267 sf

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 4,001 - 4,500 Garage Spaces: 2 Carpport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 0 Parking Features: Electric Door Opener Pool - Private: No Pool Spa: Spa - Private Horses: Y Fireplace: 3+ Fireplace; Fireplace Family Rm; Fireplace Master Bdr Property Description: Border Pres/Pub Lnd; Mountain View(s); Street(s) Not Paved Landscaping: None Exterior Features: Covered Patio(s); Private Street(s); Childrens Play Area Community Features: Biking/Walking Path; Children's Playgrnd; Community Spa; Gated Community; Horse Facility Flooring: Wood Windows: Dual Pane	Kitchen Features: Range/Oven Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Pantry; Kitchen Island Master Bathroom: Full Bth Master Bdrm Master Bedroom: Downstairs Laundry: Washer Included; Dryer Included Dining Area: Formal; Eat-in Kitchen Basement Y/N: Y Basement Description: Partial Sep Den/Office Y/N: N Other Rooms: Family Room; Great Room; Bonus/Game Room	Const - Finish: Other (See Remarks) Construction: Other (See Remarks) Roofing: Metal Fencing: None Cooling: Other (See Remarks) Heating: Gas Heat Utilities: Oth Elec (See Rmrks); Oth Gas (See Rmrks) Water: Pvt Water Company Sewer: Septic; Septic in & Cnctd	County Code: Apache Legal Description (Abbrev): TOWNSHIP: 9N RANGE: 26E THE CLUB AT HIDDEN MEADOW RANCH LOT 2 POR OF SE4 OF SEC 25 T9N R27E POR OF S AN: 103-30-002 Lot Number: 2 Town-Range-Section: 09N-27E-25 Cty Bk&Pg: Plat: Taxes/Yr: \$2,026/2019 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Discl Avail; Agency Discl Req Possession: By Agreement

Fees & Homeowner Association Information		
HOA Y/N: Y / \$320 / Monthly HOA Transfer Fee: \$400	HOA Name: Hidden Meadow Ranch HOA Prop Man Co Name: Peterson Company	HOA Telephone: (480) 513-6846, HOA Prop Man Co Tele: 4805136846
HOA 2 Y/N: N //		
HOA 3 Y/N: //		
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$320 Cap Imprv/Impact Fee: % 0 % Cap Impv/Impt Fee 2: % 0 %

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 141 / 148 Status Change Date: 04/10/2020	List Price: \$1,540,000	Special Listing Cond: Exclusions (SeeRmks)

Listed by: Centurion Realty Corp (cenu01)

 <p>2018 ARMLS</p>	6044099 Residential Single Family - Detached Active	
	Beds/Baths: 5 / 4.5 Bedrooms Plus: 6 Approx SqFt: 5,079 / Owner Price/SqFt: \$364.24 Year Built: 2004 Pool: None Encoded Features: 54.5FDXAO2G Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached	Approx Lot SqFt: 53,579 / County Assessor Apx Lot Size Range: 1 - 1.9 Acres Subdivision: THE CLUB AT HIDDEN MEADOW RANCH Tax Municipality: Apache - COUNTY Marketing Name: Hidden Meadow Ranch Planned Cmty Name: Hidden Meadow Ranch Model: Builder Name: Custom Hun Block: Map Code/Grid: C70 Bldg Number: Lot 40
	Ele Sch Dist: 000 - Out of Area Elementary School: Other Jr. High School: Other	High School Dist #: 000 - Out of Area High School: Other

Cross Streets: Hwy 260 and County Road 373 **Directions:** Just north of Greer on 260 1/4 mile west of the Greer turnoff Mile Marker 385 North onto County Road 325 aka Forest Road 118, then North 6.5 miles to Ranch. Call for detailed directions.

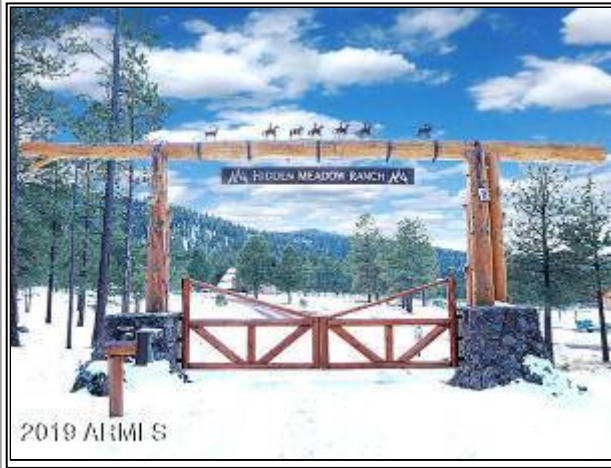
Public Remarks: Tasteful Oppulence in the Woods. Get away from it all without being lost in the wilderness. This is an incredible solid log home in Hidden Meadow Ranch Community located at a cool 8500 foot elevation in the midst of the Apache Sitgreaves Forest. No expense was spared in the building and finishing of this home. Enjoy hiking, fishing, horseback riding, and the solitude of the White Mountains. Only 20 minutes away from Sunrise Ski Resort for the finest winter skiing and summer activities. The owners hate leaving the HMR community but time moves on. It is now time for a new family to enjoy the best of Arizona. Priced far below replacement cost. Will transfer furnished and turnkey and ready to enjoy.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 5,001+ Garage Spaces: 2 Carport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 0 Pool - Private: No Pool Spa: None Horses: Y Fireplace: 1 Fireplace Property Description: Border Pres/Pub Lnd; Mountain View(s) Landscaping: None Flooring: Wood Windows: Dual Pane	Kitchen Features: Range/Oven Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Pantry; Walk-in Pantry; Kitchen Island Master Bathroom: Full Bth Master Bdrm Master Bedroom: Downstairs Laundry: Washer Included; Dryer Included Dining Area: Formal Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room; Great Room; Bonus/Game Room	Const - Finish: Other (See Remarks) Construction: Other (See Remarks) Roofing: Metal Fencing: None Cooling: Other (See Remarks) Heating: Gas Heat Utilities: Oth Elec (See Rmrks) Water: Pvt Water Company Sewer: Septic	County Code: Apache Legal Description (Abbrev): LOT 40 THE CLUB AT HIDDEN MEADOW RANCH AN: 103-30-040 Lot Number: 40 Town-Range-Section: 09N-27E-25 Cty Bk&Pg: Plat: Taxes/Yr: \$3,578/2019 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Discl Avail; Agency Discl Req Possession: By Agreement

Fees & Homeowner Association Information		
HOA Y/N: Y / \$320 / Monthly HOA Transfer Fee: \$400	HOA Name: Hidden Meadow Ranch HOA Prop Man Co Name: Peterson Company	HOA Telephone: (480) 513-6846, HOA Prop Man Co Tele: 4805136846
HOA 2 Y/N: N //		
HOA 3 Y/N: //		
Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$320 Cap Imprv/Impact Fee: % 0 % Cap Impv/Impt Fee 2:% 0 %

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 181 / 181 Status Change Date: 03/01/2020	List Price: \$1,850,000	Special Listing Cond: Exclusions (SeeRmks)

Listed by: Centurion Realty Corp (cenu01)



6069283	Residential	Single Family - Detached	Pending
Beds/Baths: 2 / 1.5 Bedrooms Plus: 3 Approx SqFt: 950 / County Assessor Price/SqFt: \$293.68 Year Built: 1994 Pool: None Encoded Features: 21.5XSNO Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 10,454 / County Assessor Apx Lot Size Range: 10,001 - 12,500 Subdivision: Hidden Meadow Ranch Tax Municipality: Apache - COUNTY Marketing Name: Hidden Meadow Ranch Planned Cmty Name: Hidden Meadow Ranch Model: Spirit Horse Builder Name: Custom Hun Block: Map Code/Grid: C70 Bldg Number:	
Ele Sch Dist: 000 - Out of Area Elementary School: Other Jr. High School: Other		High School Dist #: 000 - Out of Area High School: Other	

Cross Streets: Hwy 260 at Greer Arizona **Directions:** From Showlow Hwy 260 East to Mile marker 385 then North on Forest Rd 118 and follow signs.

Public Remarks: Turnkey ... ready to enjoy ... Fully furnished complete with linens, towels, pots, pans ... everything you need for a perfect time in the White Mountains. A 5 star cabin in the exclusive Hidden Meadow Ranch community near Greer AZ. This is an authentic solid log hand built cabin furnished to the 9s with a relaxing wood burning fireplace and and oversize deck for outdoor enjoyment. Located at a COOL elevation of 8500 feet in the COOL pines and whispering aspens with August temps in the 70*s. Ski season has arrived and Sunrise Ski Resort is 20 only minutes away. Trout fishing, horseback riding and endless hiking is all at your door step. Spend quality time with your loved ones.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: Less Than 1,000 Garage Spaces: 0 Carpport Spaces: 0 Total Covered Spaces: 0 Slab Parking Spaces: 0 Pool - Private: No Pool Spa: Spa - Heated Horses: Y Fireplace: 1 Fireplace Property Description: Border Pres/Pub Lnd; Mountain View(s) Landscaping: None Exterior Features: Patio Features: Furnished(See Rmrks) Community Features: Clubhouse/Rec Room; Community Laundry; Community Spa; Community Spa Htd; Gated Community; Horse Facility Flooring: Wood Windows: Wood Frame	Kitchen Features: Cook Top Elec; Refrigerator Master Bathroom: Full Bth Master Bdrm Master Bedroom: Downstairs Additional Bedroom: Other Bdrm Split Laundry: Other (See Remarks) Dining Area: Dining in LR/GR Basement Y/N: N Basement Description: Unfinished Sep Den/Office Y/N: N Other Rooms: Loft	Architecture: Other (See Remarks) Const - Finish: Other (See Remarks) Construction: Other (See Remarks) Construction Status: Complete Spec Home Roofing: Metal Fencing: None Cooling: Other (See Remarks) Heating: Electric Heat; Other (See Remarks) Plumbing: Electric Hot Wtr Htr Utilities: Butane/Propane; Other (See Remarks) Water: Pvt Water Company Sewer: Septic	County Code: Apache Legal Description (Abbrev): SUBDIVISION: THE LODGE AT THE HIDDEN MEADOW RANCH AMENDED LOT: 5 SECTION: 30 TOWNSHIP: 9N RANGE: 27E AN: 103-31-005 Lot Number: 5 Town-Range-Section: 09N-27E-30 City Bk&Pg: Plat: Taxes/Yr: \$462/2019 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Discl Avail; Agency Discl Req Possession: By Agreement

Fees & Homeowner Association Information		
HOA Y/N: Y / \$320 / Monthly HOA Transfer Fee: \$400	HOA Name: Hidden Meadow HOA HOA Prop Man Co Name: Peterson Management	HOA Telephone: 480-513-6846
HOA 2 Y/N: N //		
HOA 3 Y/N: //		
Association Fee Incl: Garbage Collection; Common Area Maint; Street Maint; Other (See Remarks) Assoc Rules/Info: Pets OK (See Rmrks); Rental OK (See Rmks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$320 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 100 / 100 Status Change Date: 07/31/2020 Off Market Date: 07/31/2020	List Price: \$279,000	Special Listing Cond: Owner/Agent

Listed by: Centurion Realty Corp (cenu01)



6044879	Residential	Single Family - Detached	Closed
Beds/Baths: 2 / 1.5 Bedrooms Plus: 3 Approx SqFt: 950 / County Assessor Price/SqFt: \$242.11 Year Built: 1994 Pool: None Encoded Features: 21.5XSHO Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 9,583 / County Assessor Apx Lot Size Range: 7,501 - 10,000 Subdivision: Hidden Meadow Ranch Tax Municipality: Apache - COUNTY Marketing Name: Hidden Meadow Ranch Planned Cmty Name: Hidden Meadow Ranch Model: Moonspinner Builder Name: Custom Hun Block: Map Code/Grid: C70 Bldg Number: 4	
Ele Sch Dist: 000 - Out of Area Elementary School: Other Jr. High School: Other		High School Dist #: 000 - Out of Area High School: Other	

Cross Streets: Hwy 260 at Greer Arizona **Directions:** Just north of the Greer turnoff at Hwy 260 mile marker #385, turn north onto County Road #1325 aka Forest Road #118, proceed for 6.5 miles to Ranch entrance on left. Cll lister for more directions.

Public Remarks: Don't miss this opportunity to own a charming 5 star cabin in the White Mountains at the exclusive Hidden Meadow Ranch community near Greer AZ. Located at a COOL elevation of 8500 feet in the COOL pines and whispering aspens with August temps in the 70*s. Offered fully furnished complete with linens and towels this is a turnkey opportunity. Trout fishing, horseback riding and endless hiking is all available. All information is subject change and or withdrawal.. Some items not included.... please verify exclusions.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: Less Than 1,000 Garage Spaces: 0 Carpport Spaces: 0 Total Covered Spaces: 0 Slab Parking Spaces: 0 Pool - Private: No Pool Spa: Spa - Heated Horses: Y Horse Features: Other (See Remarks) Fireplace: 1 Fireplace Property Description: Border Pres/Pub Lnd; Mountain View(s) Landscaping: None Exterior Features: Patio Features: Furnished(See Rmrks) Community Features: Clubhouse/Rec Room; Community Laundry; Community Spa Htd; Gated Community; Horse Facility Flooring: Wood Windows: Wood Frame	Kitchen Features: Cook Top Elec; Refrigerator Master Bathroom: Full Bth Master Bdrm Master Bedroom: Downstairs Additional Bedroom: Other Bdrm Split Laundry: Other (See Remarks) Dining Area: Dining in LR/GR Basement Y/N: N Basement Description: Unfinished Sep Den/Office Y/N: N Other Rooms: Loft	Architecture: Other (See Remarks) Const - Finish: Other (See Remarks) Construction: Other (See Remarks) Roofing: Metal Fencing: None Cooling: Other (See Remarks) Heating: Electric Heat; Other (See Remarks) Plumbing: Electric Hot Wtr Htr Utilities: Other (See Remarks) Water: Pvt Water Company Sewer: Septic; Other (See Remarks)	County Code: Apache Legal Description (Abbrev): LOT 4 LODGE/HIDDEN MDW RANCH AN: 103-31-004 Lot Number: 4 Town-Range-Section: 09N-27E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$445/2019 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Discl Avail; Agency Discl Req Possession: By Agreement

Fees & Homeowner Association Information		
HOA Y/N: Y / \$320 / Monthly HOA Transfer Fee: \$400	HOA Name: Hidden Meadow HOA HOA Prop Man Co Name: Peterson Management	HOA Telephone: 480-216-9111 HOA Prop Man Co Tele: 480-513-6846
HOA 2 Y/N: N //		
HOA 3 Y/N: //		

Association Fee Incl: Garbage Collection; Common Area Maint; Street Maint; Other (See Remarks) Assoc Rules/Info: Pets OK (See Rmrks); Rental OK (See Rmrks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$320 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$
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Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 7 / 7 Status Change Date: 04/01/2020 Close of Escrow Date: 03/23/2020 Off Market Date: 03/10/2020	List Price: \$249,000 Sold Price: \$230,000 Sold Price/SqFt: \$242.11 Loan Type: Cash to Loan Loan Years: 0 Payment Type: Other Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: N/A

Listed by: Centurion Realty Corp (cenu01)



5546948	Residential	Single Family - Detached	Closed
Beds/Baths: 2 / 1 Bedrooms Plus: 3 Approx SqFt: 912 / Owner Price/SqFt: \$255.48 Year Built: 1993 Pool: None Encoded Features: 21XSO Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 16,351 / Owner Apx Lot Size Range: 10,001 - 12,500 Subdivision: Hidden Meadow Ranch Tax Municipality: Apache - COUNTY Marketing Name: Hidden Meadow Ranch Planned Cmty Name: Hidden Meadow Ranch Model: Elkhorn Builder Name: Custom Hun Block: Map Code/Grid: C70 Bldg Number: 2	
Ele Sch Dist: 000 - Out of Area Elementary School: Other Jr. High School: Other		High School Dist #: 000 - Out of Area High School: Other	

Cross Streets: Hwy 260 at Greer Arizona **Directions:** Hwy 260 mile marker #385, turn north onto County Road #1325/Forest Road #118, proceed for 6.5 miles on Forest Road #118, for approx. 6.5 miles to Ranch entrance on left. Website has more details

Public Remarks: Here is your chance to own a 5 star cabin in the White Mountains at the exclusive Hidden Meadow community near Greer AZ. This is a major upgraded cabin with a full kitchen, 2nd 1/2 bath and an extended deck. Located at a COOL elevation of 8500 feet in the COOL pines and whispering aspens with August temps in the 70*s. Offered fully furnished complete with linens and towels this is a turnkey opportunity. Trout fishing, horseback riding and endless hiking is all available. We also have 31 one plus acre plus lots for sale for your own custom build log cabin. All information is subject change and or withdrawal.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: Less Than 1,000 Garage Spaces: 0 Carpport Spaces: 0 Total Covered Spaces: 0 Slab Parking Spaces: 0 Pool - Private: No Pool Spa: Spa - Heated Horses: Y Fireplace: 1 Fireplace Property Description: Border Pres/Pub Lnd; Mountain View(s) Landscaping: None Exterior Features: Patio Features: Furnished(See Rmrks) Community Features: Clubhouse/Rec Room; Community Laundry; Community Spa; Community Spa Htd; Gated Community; Horse Facility Flooring: Wood Windows: Wood Frame	Kitchen Features: Range/Oven Elec; Built-in Microwave; Refrigerator; Granite Countertops Master Bathroom: Full Bth Master Bdrm Master Bedroom: Downstairs Additional Bedroom: Other Bdrm Split Laundry: Other (See Remarks) Dining Area: Dining in LR/GR Basement Y/N: N Basement Description: Unfinished Sep Den/Office Y/N: N Other Rooms: Loft	Architecture: Other (See Remarks) Const - Finish: Other (See Remarks) Construction: Other (See Remarks) Roofing: Metal Fencing: None Cooling: Other (See Remarks) Heating: Electric Heat; Other (See Remarks) Plumbing: Electric Hot Wtr Htr Utilities: Other (See Remarks) Water: Pvt Water Company Sewer: Septic	County Code: Apache Legal Description (Abbrev): AN: 103-31-003 Lot Number: 3 Town-Range-Section: -- Cty Bk&Pg: Plat: Taxes/Yr: \$492/2017 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Discl Avail; Agency Discl Req Possession: By Agreement

Fees & Homeowner Association Information		
HOA Y/N: Y / \$297 / Monthly HOA Transfer Fee: \$400	HOA Name: Hidden Meadow HOA HOA Prop Man Co Name: Peterson Management	HOA Telephone: 480-513-6846
HOA 2 Y/N: N //		
HOA 3 Y/N: //		
Association Fee Incl: Garbage Collection; Common Area Maint; Street Maint; Other (See Remarks) Assoc Rules/Info: Pets OK (See Rmrks); Rental OK (See Rmrks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$297 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 241 / 254 Status Change Date: 10/27/2017 Close of Escrow Date: 10/26/2017 Off Market Date: 09/12/2017	List Price: \$239,000 Sold Price: \$233,000 Sold Price/SqFt: \$255.48 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: N/A

Listed by: Centurion Realty Corp (cenu01)



5674817	Residential	Single Family - Detached	Closed
Beds/Baths: 2 / 1 Bedrooms Plus: 3 Approx SqFt: 914 / County Assessor Price/SqFt: \$273.52 Year Built: 1993 Pool: None Encoded Features: 21XSO Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 12,854 / County Assessor Apx Lot Size Range: 12,501 - 15,000 Subdivision: Hidden Meadow Ranch Tax Municipality: Apache - COUNTY Marketing Name: Hidden Meadow Ranch Planned Cmty Name: Hidden Meadow Ranch Model: Bears Den Builder Name: Custom Hun Block: Map Code/Grid: C70 Bldg Number: 2	
Ele Sch Dist: 000 - Out of Area Elementary School: Other Jr. High School: Other		High School Dist #: 000 - Out of Area High School: Other	

Cross Streets: Hwy 260 at Greer Arizona **Directions:** Hwy 260 mile marker #385, turn north onto County Road #1325/Forest Road #118, proceed for 6.5 miles on Forest Road #118, for approx. 6.5 miles to Ranch entrance on left.

Public Remarks: Here is your chance to own a 5 star cabin in the White Mountains at the exclusive Hidden Meadow community near Greer AZ. Located at a COOL elevation of 8500 feet in the COOL pines and whispering aspens with August temps in the 70*s. Trout fishing, horseback riding and endless hiking is all available. We also have 31 one acre plus lots for sale for your own custom build log cabin. Owner/Agent All information is subject change and or withdrawal.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: Less Than 1,000 Garage Spaces: 0 Carport Spaces: 0 Total Covered Spaces: 0 Slab Parking Spaces: 0 Pool - Private: No Pool Spa: Spa - Heated Horses: Y Fireplace: 1 Fireplace Property Description: Border Pres/Pub Lnd; Mountain View(s) Landscaping: None Exterior Features: Patio Features: Furnished(See Rmrks) Community Features: Clubhouse/Rec Room; Community Laundry; Community Spa; Community Spa Htd; Gated Community; Horse Facility Flooring: Wood Windows: Wood Frame	Kitchen Features: Cook Top Elec; Refrigerator Master Bathroom: Full Bth Master Bdrm Master Bedroom: Downstairs Additional Bedroom: Other Bdrm Split Laundry: Other (See Remarks) Dining Area: Dining in LR/GR Basement Y/N: N Basement Description: Unfinished Sep Den/Office Y/N: N Other Rooms: Loft	Architecture: Other (See Remarks) Const - Finish: Other (See Remarks) Construction: Other (See Remarks) Roofing: Metal Fencing: None Cooling: Other (See Remarks) Heating: Electric Heat; Other (See Remarks) Plumbing: Electric Hot Wtr Htr Utilities: Other (See Remarks) Water: Pvt Water Company Sewer: Septic	County Code: Apache Legal Description (Abbrev): SUBDIVISION: THE LODGE AT THE HIDDEN MEADOW RANCH AMENDED LOT: 16 TRACT: S SECTION: 30 TOWNSHIP: 9N AN: 103-31-016 Lot Number: 16 Town-Range-Section: 09N-27E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$344/2017 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Discl Avail; Agency Discl Req Possession: By Agreement

Fees & Homeowner Association Information

HOA Y/N: Y / \$297 / Monthly HOA Transfer Fee: \$400	HOA Name: Hidden Meadow HOA HOA Prop Man Co Name: Peterson Management	HOA Telephone: 480-513-6846
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		

Association Fee Incl: Garbage Collection; Common Area Maint; Street Maint; Other (See Remarks) Assoc Rules/Info: Pets OK (See Rmrks); Rental OK (See Rmrks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$297 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$
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Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 2 / 4 Status Change Date: 12/16/2017 Close of Escrow Date: 12/15/2017 Off Market Date: 10/18/2017	List Price: \$259,000 Sold Price: \$250,000 Sold Price/SqFt: \$273.52 Loan Type: Cash Loan Years: 0 Payment Type: Other Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: Owner/Agent

Listed by: Centurion Realty Corp (cenu01)



6059974	Residential	Single Family - Detached	Closed
Beds/Baths: 2 / 2 Bedrooms Plus: 3 Approx SqFt: 950 / County Assessor Price/SqFt: \$273.68 Year Built: 1993 Pool: None Encoded Features: 22XSO Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 10,019 / County Assessor Apx Lot Size Range: 10,001 - 12,500 Subdivision: Hidden Meadow Ranch Tax Municipality: Apache - COUNTY Marketing Name: Hidden Meadow Ranch Planned Cmty Name: Hidden Meadow Ranch Model: Grey Wolf Builder Name: Custom Hun Block: Map Code/Grid: C70 Bldg Number: 2	
Ele Sch Dist: 000 - Out of Area Elementary School: Other Jr. High School: Other		High School Dist #: 000 - Out of Area High School: Other	

Cross Streets: Hwy 260 at Greer Arizona **Directions:** Hwy 260 mile marker #385, turn north onto County Road #1325/Forest Road #118, proceed for 6.5 miles to Ranch entrance on left. Call Listing agent for details.

Public Remarks: Charming 5 star cabin in the White Mountains at the exclusive Hidden Meadow community near Greer AZ. One of the best locations in our development.. Close to all activities yet private and peaceful. Located at a COOL elevation of 8500 feet in the COOL pines and whispering aspens with August temps in the 70's. Offered fully furnished complete with linens and towels this is a turnkey opportunity. Trout fishing, horseback riding and endless hiking is all available. We also have other one plus acre plus lots for sale for your own custom build log cabin. Owner/Agent All information is subject change and or withdrawal.

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: Less Than 1,000 Garage Spaces: 0 Carport Spaces: 0 Total Covered Spaces: 0 Stab Parking Spaces: 0 Pool - Private: No Pool Spa: Spa - Heated Horses: Y Fireplace: 1 Fireplace Property Description: Border Pres/Pub Lnd; Mountain View(s) Landscaping: None Exterior Features: Patio Features: Furnished(See Rmrks) Community Features: Clubhouse/Rec Room; Community Laundry; Community Spa; Community Spa Htd; Gated Community; Horse Facility Flooring: Wood Windows: Wood Frame	Kitchen Features: Cook Top Elec; Refrigerator Master Bathroom: Full Bth Master Bdrm Master Bedroom: Downstairs Additional Bedroom: Other Bdrm Split Laundry: Other (See Remarks) Dining Area: Dining in LR/GR Basement Y/N: N Basement Description: Unfinished Sep Den/Office Y/N: N Other Rooms: Loft	Architecture: Other (See Remarks) Const - Finish: Other (See Remarks) Construction: Other (See Remarks) Roofing: Metal Fencing: None Cooling: Other (See Remarks) Heating: Electric Heat; Other (See Remarks) Plumbing: Electric Hot Wtr Htr Utilities: Other (See Remarks) Water: Pvt Water Company Sewer: Septic	County Code: Apache Legal Description (Abbrev): AN: 103-31-017 Lot Number: 17 Town-Range-Section: 09N-27E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$450/2019 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Discl Avail; Agency Discl Req Possession: By Agreement

Fees & Homeowner Association Information		
HOA Y/N: Y / \$320 / Monthly HOA Transfer Fee: \$400	HOA Name: Hidden Meadow HOA HOA Prop Man Co Name: Peterson Management	HOA Telephone: 480-513-6846 HOA Prop Man Co Tele: 4805136846
HOA 2 Y/N: N / /		
HOA 3 Y/N: / /		
Association Fee Incl: Garbage Collection; Common Area Maint; Street Maint; Other (See Remarks) Assoc Rules/Info: Pets OK (See Rmrks); Rental OK (See Rmks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$320 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2: \$0 \$

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 13 / 13 Status Change Date: 05/19/2020 Close of Escrow Date: 05/19/2020 Off Market Date: 04/14/2020	List Price: \$275,000 Sold Price: \$260,000 Sold Price/SqFt: \$273.68 Loan Type: Other Loan Years: 0 Payment Type: Other Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: Owner/Agent

Listed by: Centurion Realty Corp (cenu01)

	5912094	Residential	Single Family - Detached	Closed
	Beds/Baths: 3 / 4.5 Bedrooms Plus: 6 Approx SqFt: 3,400 / Builder Price/SqFt: \$382.35 Year Built: 2019 Pool: None Encoded Features: 34.5RDXSHQANO2G1C Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family - Detached Dwelling Styles: Detached		Approx Lot SqFt: 45,738 / County Assessor Apx Lot Size Range: 1 - 1.9 Acres Subdivision: HIDDEN MEADOW RANCH Tax Municipality: Apache - COUNTY Marketing Name: Hidden Meadow Ranch Planned Cmty Name: Hidden Meadow Ranch Model: Aspen Builder Name: Custom Hun Block: Map Code/Grid: C70 Bldg Number: Lot 5	
	Ele Sch Dist: 000 - Out of Area Elementary School: Other Jr. High School: Other		High School Dist #: 000 - Out of Area High School: Other	

Cross Streets: Hwy 260 and County Road 373 **Directions:** West of Springerville on 260 1/4 mile west of the Greer turnoff MM#385 North onto County Road #1325/FR #118, North 6.5 miles to Ranch.

Public Remarks: This is a NEW BUILD 5 star cabin in the White Mountains at the exclusive Hidden Meadow Ranch. Finally just completed. Perfection takes time. This is an approx. 3400 sf. 3 bedroom plus a loft and a separate den/man cave/guest suite with its own entrance and 4.5 baths nestled in the pines and aspens at a COOL elevation of 8500 feet with August temps in the 70's. Located just 25 minutes from AZ's best skiing at Sunrise Ski Resort. Trout fishing, horseback riding and endless hiking and snow adventures is all available. Also offering additional lots up to 2 plus acres. All information is subject change and or withdrawal. Call for details. Owner / Agent

Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 3,001 - 3,500 Garage Spaces: 2 Carpport Spaces: 1 Total Covered Spaces: 3 Slab Parking Spaces: 0 Parking Features: Electric Door Opener Pool - Private: No Pool Spa: Spa - Heated Horses: Y Horse Features: Barn; Tack Room; Arena; Commercial Board Fireplace: 2 Fireplace Property Description: Border Pres/Pub Lnd; Hillside Lot; Mountain View(s) Landscaping: None Features: Vaulted Ceiling(s); Soft Water Loop Community Features: Children's Playgrnd; Community Laundry; Community Media Room; Community Spa; Community Spa Htd; Gated Community; Horse Facility Flooring: Carpet; Stone; Wood Windows: Dual Pane; Wood Frame	Kitchen Features: Range/Oven Gas; Gas Stub for Range; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Granite Countertops Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Downstairs Additional Bedroom: 2 Master Bdrms; Separate Bdrm Exit; Mstr Bdr Walkin Clst Laundry: Washer Included; Dryer Included; Inside Laundry Dining Area: Formal; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Bonus/Game Room; Loft; Guest Qtrs-Sep Entrn	Architecture: Other (See Remarks) Const - Finish: Other (See Remarks) Construction: Block; Frame - Wood; Ducts Professionally Air-Sealed; Spray Foam Insulatn Construction Status: Complete Spec Home Roofing: Metal Fencing: None Cooling: Refrigeration Heating: Electric Heat; Gas Heat; Wall/Floor Heat Plumbing: Tankless Ht Wtr Heat; Propane Hot Wtr Htr Utilities: Oth Elec (See Rmrks) Water: Pvt Water Company Sewer: Septic in & Cnctd Services: Other (See Remarks) Technology: HighSpd Intrnt Aval Energy/Green Feature: Multi-Zones	County Code: Apache Legal Description (Abbrev): LOT 5 THE CLUB AT HIDDEN MEADOW RANCH AN: 103-30-005 Lot Number: 5 Town-Range-Section: 09N-27E-25 Cty Bk&Pg: Plat: Taxes/Yr: \$873/2018 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Discl Avail; Agency Discl Req Possession: By Agreement

Fees & Homeowner Association Information

HOA Y/N: Y / \$320 / Monthly HOA Transfer Fee: \$400	HOA Name: Hiddem Meadow Ranch HOA Prop Man Co Name: Peterson Company	HOA Telephone: 480-216-9111 HOA Prop Man Co Tele: 480-513-6846
HOA 2 Y/N: N //		
HOA 3 Y/N: //		
Association Fee Incl: Garbage Collection; Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); Clubhouse/Rec Center; Prof Managed	Rec Center Fee Y/N: N // Rec Center Fee 2 Y/N: N // Land Lease Fee Y/N: N // PAD Fee Y/N: N //	Ttl Mthly Fee Equiv: \$320 Cap Imprv/Impact Fee: % 0 % Cap Impv/Impt Fee 2: %0 %

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 421 / 421 Status Change Date: 07/01/2020 Close of Escrow Date: 06/30/2020 Off Market Date: 06/10/2020	List Price: \$1,350,000 Sold Price: \$1,300,000 Sold Price/SqFt: \$382.35 Loan Type: Cash Loan Years: 0 Payment Type: Other Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: Owner/Agent

		Price / Status / MLS #	Subdivision
1		\$155,000 61 N CR 1330 RD 4 Greer, AZ 85927 Active / 5967570	HIDDEN MEADOW RANCH
2		\$150,000 59 County Rd N 1330 RD 3 Greer, AZ 85927 Closed / 5500071	HIDDEN MEADOW RANCH
3		\$150,000 67 County Rd N 1330 RD 7 Greer, AZ 85927 Closed / 5525337	HIDDEN MEADOW RANCH

Prepared by John L. Payne, PC - Auctioneer | Broker | Realtor (www.UnitedCountryAZ.com)

*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.
DND2 (D o N of D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.*

08/29/2020 9:32 AM © 2020 ARMLS and FBS. DMCA

61 N CR 1330 RD 4, Greer, AZ



59 County Rd N 1330 RD 3, Greer, AZ



67 County Rd N 1330 RD 7, Greer, AZ





Legend
1. 61 N CR 1330 RD 4, Greer, AZ 85927(5967570)
2. 59 County Rd N 1330 RD 3, Greer, AZ 85927(5500071)
3. 67 County Rd N 1330 RD 7, Greer, AZ 85927(5525337)



5967570		Land and Lots	Active
Apx SqFt: 45,302 Apx SqFt G/N: G Apx Total Acres: 1.04 Apx Total Acres G/N: G Apx Deeded Fee Acres: 1.04 Apx Leased Acres: 0 Lot Size Dimensions: Irr Price Per Acre: 149,038.46 Price Per SqFt: 3.42		Subdivision: HIDDEN MEADOW RANCH Tax Municipality: Apache - COUNTY Marketing Name: Irrigation District: Street Frontage Name: Hun Block: Map Code/Grid: C70 Census Tract: 970,502 Zoning: RES	
Ele Sch Dist: 000 - Out of Area Elementary School: Other Jr. High School: Other		High School Dist #: 000 - Out of Area High School: Other	

Cross Streets: Hwy 260 and County Rd 1325 **Directions:** Detail Directions on Website. West from Springerville on HWY 260 to MM 385 just west of Greer Road turnoff turn north on County Rd 1325/FR 118 and head north for 6.5 miles to gate. Shown by apt only.

Public Remarks: Just north of Greer Arizona in the Apache Sitgreaves Forest in the White Mountains. Your summer getaway when the temps down here are in the 110* range you can be up there in an honest 30* cooler temperature with some of the best trout fishing, hunting, and unspoiled wilderness in Arizona yet reside in a true high end first class community. This is a terrific opportunity to own one of the spectacular Hidden Meadow Forest lots. Build your custom cabin in the cool Pines and Aspen trees. At an elevation of 8500 feet you can expect cool summers amid the pines and the aspens. We can do a complete custom design build or use one of our existing plans or use your own builder. We have a good selection of lots priced from \$15,000.00 up to \$250,000.00 Owner/Agent

Features	Development & Utilities	County, Tax and Financing
Parcel Size: 1.00 - 2.49 Acres Land Features: Land Configuration: Elevation: / Topography: Vegetation: Horses: Y Horse Features: Corral; Barn; Arena Special: Existing Land Use: Residential Lot Zoned Presently: Single Family Potential Use: Use Restrictions: Traffic Count: Current Density: Proposed Density:	Water: Private Franchise Sewer: Septic Gas: Propane Bottled Distance to Cable: None Distance to Electric: On Property Distance to Gas: None Distance to Phone: Call Listing Office Distance to Sewer: None Distance to Water: Call Listing Office Electric: City Electric Environmental: None	County Code: Apache Legal Description (Abbrev): LOT 4 THE CLUB AT HIDDEN MEADOW RANCH AN: 103-30-004 Lot Number: 4 Town-Range-Section: -27E-25 Cty Bk&Pg: Taxes/Yr: \$15/2018 For Sale or Lease?: Sale New Financing: Cash; Conventional; Seller May Carry Pmt & Rate Info: Equity: 155,000 Total Owed: 0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Type: Not Applicable Existing 1st Ln Trms: Not Applicable Existing 2nd Loan: Treat as Free&Clear Existing 2nd Ln Type: Not Applicable Existing 2nd Ln Trms: Not Applicable Existing 3rd Loan: Wrap Existing 3rd Ln Type: Not Applicable Existing 3rd Ln Trms: Not Applicable Reports/Disclosures: Seller Prop Disc Stm

Fees & Homeowner Association Information		
HOA Y/N: Y HOA Fee/Paid: \$320 / Monthly HOA Transfer Fee: \$400 HOA Name: Hidden Meadow Ranch HOA Telephone: 4802169111	HOA 2 Y/N: N HOA 2 Fee/Paid: / HOA 2 Transfer Fee: HOA 2 Name: HOA 2 Telephone:	PAD Fee Y/N: N PAD Fee: PAD Paid (Freq): Assessed Balance: 0 Assessed Yrs Left: 0 Owner Association:

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 375 / 375 Status Change Date: 08/20/2019	List Price: \$155,000	Special Listing Cond: Owner/Agent

Listed by: Centurion Realty Corp (cenu01)



5500071	Land and Lots	Closed
Apx SqFt: 48,352 Apx SqFt G/N: N Apx Total Acres: 1.11 Apx Total Acres G/N: N Apx Deeded Fee Acres: 1.01 Apx Leased Acres: 0 Lot Size Dimensions: irr # Lots in Listing: 1 Price Per Acre: 135,135.14 Price Per SqFt: 3.1	Subdivision: HIDDEN MEADOW RANCH Tax Municipality: Apache - COUNTY Marketing Name: Hidden Meadow Ranch Irrigation District: Street Frontage Name: Hun Block: Map Code/Grid: C70 Zoning: Res	
Ele Sch Dist: Elementary School: Jr. High School:	High School Dist #: High School:	

Cross Streets: HWY 260 and Mile Marker 385 **Directions:** From Springerville head west on HWY 260 to just past the Greer Road cutoff to HWY Mile Marker 385 and then north on County Rd 1325 for 6 miles. Directions are posted. Website has more details

Public Remarks: A terrific opportunity to own one of the spectacular HiddenMeadow Forest lots. Build your custom cabin in the cool Pines and Aspen trees. At an elevation of 8500 feet you can expect cool summers amid the pines and the aspens. The ranch was enjoyed by guests from around the world over when Hidden Meadow Ranch was an operating lodge and guest ranch. Now we are offering these incredible lots for private ownership for your escape to the beauty of the White Mountains. We can do a complete custom design build or use one of our existing plans. Apache County has an appraised value of \$168,000.00 for this lot.

Features	Development & Utilities	County, Tax and Financing
Parcel Size: 1.00 - 2.49 Acres Land Features: Mountain View(s); Border Common Area; Borders Pres/Pub Lnd Land Configuration: Irregular Shape Elevation: 8,001 - 9,000 Ft / Global Position Sys Topography: Hillside Vegetation: Natural Vegetation; Treed Horses: Special: Existing Land Use: Residential Lot Zoned Presently: Single Family; Rural Potential Use: Single Family Use Restrictions: Deed Restrictions Freeway/Highway: Over 5.1 Miles Railroad: Other (See Rmks) Traffic Count: Not Available Current Density: 00 - 01 Units P/Acre Proposed Density: 00 - 01 Units P/Acre	Development Status: Subdivision Plat Apv; On Site Imp Complete Existing Structures: None Fencing: None Water: Community Franchise Sewer: Septic Gas: Propane Bottled Distance to Cable: None Distance to Electric: On Property Distance to Gas: None Distance to Phone: On Property Distance to Sewer: None Distance to Water: On Property Electric: Other (See Rmks) Roads/Streets: Gravel; Dirt Environmental: None	County Code: Apache Legal Description (Abbrev): THE CLUB AT HIDDEN MEADOW RANCH LOT 3 T9N R26E POR OF SE4 OF SEC 25, T9N R27E POR OF S2 OF SEC 30. AN: 103-30-003 Lot Number: 3 Town-Range-Section: -27E-25 Cty Bk&Pg: Taxes/Yr: \$1,400/2014 For Sale or Lease?: Sale New Financing: Cash; Conventional Pmt & Rate Info: Equity: 150,000 Total Owed: 0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Type: Not Applicable Existing 1st Ln Trms: Not Applicable Existing 2nd Loan: Treat as Free&Clear Existing 2nd Ln Type: Not Applicable Existing 2nd Ln Trms: Not Applicable Existing 3rd Loan: Other (See Rmks) Existing 3rd Ln Type: Not Applicable Existing 3rd Ln Trms: Not Applicable Reports/Disclosures: Seller Prop Disc Stm

Fees & Homeowner Association Information		
HOA Y/N: Y HOA Fee/Paid: \$141 / Monthly HOA Transfer Fee: \$250 HOA Name: Hidden Meadow Ranch HOA Telephone: 4805136846	HOA 2 Y/N: N HOA 2 Fee/Paid: / HOA 2 Transfer Fee: HOA 2 Name: HOA 2 Telephone:	PAD Fee Y/N: N PAD Fee: PAD Paid (Freq): Assessed Balance: 0 Assessed Yrs Left: 0 Owner Association:

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 80 / 80 Status Change Date: 02/18/2017 Close of Escrow Date: 02/17/2017 Off Market Date: 12/09/2016	List Price: \$150,000 Sold Price: \$150,000 Loan Type: Carryback Loan Years: 5 Payment Type: Balloon Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: Owner/Agent

Listed by: Centurion Realty Corp (cenu01)



5525337	Land and Lots	Closed
Apx SqFt: 49,849 Apx SqFt G/N: N Apx Total Acres: 1.14 Apx Total Acres G/N: N Apx Deeded Fee Acres: 1.14 Apx Leased Acres: 0 Lot Size Dimensions: irr # Lots in Listing: 1 Price Per Acre: 135,964.91 Price Per SqFt: 3.11	Subdivision: HIDDEN MEADOW RANCH Tax Municipality: Apache - COUNTY Marketing Name: Hidden Meadow Ranch Irrigation District: Street Frontage Name: Hun Block: Map Code/Grid: C70 Zoning: Res	
Ele Sch Dist: Elementary School: Jr. High School:	High School Dist #: High School:	

Cross Streets: HWY 260 and Mile Marker 385 **Directions:** From Springerville head west on HWY 260 to just past the Greer Road cutoff to HWY Mile Marker 385 and then north on County Rd 1325 for 6 miles. Directions are posted. Website has more details

Public Remarks: A terrific opportunity to own one of the spectacular HiddenMeadow Forest lots. Build your custom cabin in the cool Pines and Aspen trees. At an elevation of 8500 feet you can expect cool summers amid the pines and the aspens. We can do a complete custom design build or use one of our existing plans or use your own builder. Apache County shows a 2017 appraised value of \$173,166.00 for this lot.

Features	Development & Utilities	County, Tax and Financing
Parcel Size: 1.00 - 2.49 Acres Land Features: Mountain View(s); Border Common Area; Borders Pres/Pub Lnd Land Configuration: Irregular Shape Elevation: 8,001 - 9,000 Ft / Global Position Sys Topography: Hillside Vegetation: Natural Vegetation; Treed Horses: Y Special: Existing Land Use: Residential Lot Zoned Presently: Single Family; Rural Potential Use: Single Family Use Restrictions: Deed Restrictions Freeway/Highway: Over 5.1 Miles Railroad: Other (See Rmks) Traffic Count: Not Available Current Density: 00 - 01 Units P/Acre Proposed Density: 00 - 01 Units P/Acre	Development Status: Subdivision Plat Apv; On Site Imp Complete Existing Structures: None Fencing: None Water: Community Franchise Sewer: Septic Gas: Propane Bottled Distance to Cable: None Distance to Electric: On Property Distance to Gas: None Distance to Phone: On Property Distance to Sewer: None Distance to Water: On Property Electric: Other (See Rmks) Roads/Streets: Gravel; Dirt Environmental: None	County Code: Apache Legal Description (Abbrev): THE CLUB AT HIDDEN MEADOW RANCH LOT 7 T9N R26E POR OF SE4 OF SEC 25, T9N R27E POR OF S2 OF SEC 30. AN: 103-30-007 Lot Number: 7 Town-Range-Section: -27E-25 Cty Bk&Pg: Taxes/Yr: \$1,474/2017 For Sale or Lease?: Sale New Financing: Cash; Conventional Pmt & Rate Info: Equity: 155,000 Total Owed: 0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Type: Not Applicable Existing 1st Ln Trms: Not Applicable Existing 2nd Loan: Treat as Free&Clear Existing 2nd Ln Type: Not Applicable Existing 2nd Ln Trms: Not Applicable Existing 3rd Loan: Other (See Rmks) Existing 3rd Ln Type: Not Applicable Existing 3rd Ln Trms: Not Applicable Reports/Disclosures: Seller Prop Disc Stm

Fees & Homeowner Association Information		
HOA Y/N: Y HOA Fee/Paid: \$141 / Monthly HOA Transfer Fee: \$250 HOA Name: Hidden Meadow Ranch HOA Telephone: 4805136846	HOA 2 Y/N: N HOA 2 Fee/Paid: / HOA 2 Transfer Fee: HOA 2 Name: HOA 2 Telephone:	PAD Fee Y/N: N PAD Fee: PAD Paid (Freq): Assessed Balance: 0 Assessed Yrs Left: 0 Owner Association:

Listing Dates	Pricing and Sale Info	Listing Contract Info
CDOM/ADOM: 7 / 7 Status Change Date: 07/23/2017 Close of Escrow Date: 07/20/2017 Off Market Date: 07/01/2017	List Price: \$155,000 Sold Price: \$150,000 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Normal - N	Special Listing Cond: Owner/Agent

Listed by: Centurion Realty Corp (cenu01)