

\$2,100,000 - 27777 N 95th Street (unit 1), Scottsdale

MLS® #6645024

\$2,100,000

0 Bedroom, 0.00 Bathroom,
Land on 5 Acres

Premium 5-acre parcel, No HOA, bordering Estancia with cliffs, a grotto and stunning desert

THE ONLY 5 ACRE LOT LEFT bordering Estancia's golf course with NO HOA! Secluded and historic parcel with an expanded homesite in the boulders with stunning views of Pinnacle Peak, and even a seasonal waterfall and grotto.! Multi-million dollar homes on either side. Scenery and vistas ready for a landmark residence on a dramatic enclave. This was the "Diamond" in KT Palmer's ranch, where he lived for 26 years, raised a family and wrote a book about it, "For Land's Sake:" Palmer knew good land and went on to co-found the Town of Carefree, Easy access to the building area, and also a secretive spot, perfect for a casita/artist's retreat. It's like owning your own private park. Watch the video tour. Check supplement. for more info. Property includes capped well, utilities on site Be sure to watch the video tour of building suggestions and driveway location. The city of Scottsdale has just released boulder easements 2 and 3. These spectacular rock groupings now greatly expand the available building area for a home and estate. The large rock is still protected as boulder easement 1 and a new boulder easement 4 is now in place, but will not affect any building plans on the main homesite. KT Palmer's original hogan site is also available for a casita, artist's studio or other structure. Please note, Estancia accepts both resident and non-resident members and offers golf and social memberships. This property could be a perfect site for a home using the concept of "rock engineering," the fitting a home into a



site so it looks like it belongs there. Perfected by architect Gerry Jones, who taught extreme terrain building at Taliesin for 17 years. Carefree and N. Scottsdale have some astonishing examples of homes like this, such as Boulder Reign, featured in two major movies, or the Boulder House. Watch the short video that's up on MLS on Building tips. Well registry number: 55-803595. Well is registered under parcel 216-85-055. "A" was not included as a clerical error. This will be corrected in escrow. There is also a City of Scottsdale water line on the Westend of the property. Owner has a choice or using the well, or hooking up to the water line, but can't do both.

Essential Information

MLS® #	6645024
Price	\$2,100,000
Bathrooms	0.00
Acres	5.09
Type	Land
Status	Active

Community Information

Address	27777 N 95th Street (unit 1)
Subdivision	Premiere 5+ acre parcel, No HOA, bordering Estancia with cliffs, a grotto and stunning desert
City	Scottsdale
County	Maricopa
State	AZ
Zip Code	85262

Amenities

View	Mountain(s), City Light(s)
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School Information

District	Cave Creek Unified District
Elementary	Desert Sun Academy

Middle	Desert Star
High	Cactus Shadows High School

Additional Information

Zoning	R1-190 ESL FO
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Listing Details

Listing Office	Russ Lyon Sotheby's International Realty
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