



2117 JOE SPRINGS  
Drive, 501  
Forest Lakes, AZ 85931

**\$325,000**



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## Remarks

Quiet cul-de-sac location in the desirable Forest Lakes community, located just 2 lots away from a National Forest trail head. This gently sloping 1-acre property includes some of the largest spruce and white pine trees in Forest Lakes! Property includes a 1986 Palm Harbor manufactured home that is mounted on a block stemwall. It will transfer as personal property at no additional cost. This cozy home is move-in ready and features 2 bay windows and a sliding glass door for views of the forest and wildlife. A paved patio and built-in brick BBQ add to outdoor living enjoyment. Lockable storage shed plus under the home storage for ATVs and other items. Property is being sold as-is with all furnishings and contents. No repairs will be made and no contents will be removed.

## Details

**Listing ID:** 6901792  
**Status:** Active  
**Current Price:** \$325,000  
**Apx Total Acres:** 1.03  
**Apx Lot Size Range:** 126.0 x 345.5 x 137.0 x 367.7  
**For Sale or Lease?:** Sale  
**Existing Land Use:** Residential Lot  
**Zoned Presently:** Single Family  
**Potential Use:** Single Family • Mobile/Mgf Hme/RV's • Rural  
**Existing Structures:** Mobile Home

## Tax & Fees

**Legal Description (Abbrev):** LOT 501  
FOREST LAKES ESTATES 7  
**Assessor Number:** 403-58-005  
**Taxes:** 159  
**Tax Year:** 2024  
**Tax Municipality:** Coconino - COUNTY  
**Legal Info:** Township: 11N • Range: 14E •  
Section: 13 • Lot Number: 501  
**Distance to Cable:** None  
**Distance to Phone:** On Property  
**Distance to Water:** On Property  
**Distance to Electric:** On Property  
**Distance to Gas:** None  
**Distance to Sewer:** None

## Location

**County Code:** Coconino  
**City/Town Code:** Forest Lakes  
**Geo Lat:** 34.344834  
**Geo Lon:** -110.805984  
**Subdivision:** FOREST LAKES ESTATES 7  
**Cross Street:** Hwy 260 and Sheep Springs Road  
**Directions:** North on Sheep Springs from Hwy 260. Follow on to Bailey Drive to right turn onto JoeSprings Drive. Property on left.