

February 22, 2010

CHRISTOPHER CREEK AREA PROPERTIES

This list represents all properties for sale in the Rim

As members of the MLS we can assist you with any of these properties

\* ERA Young Realty Listing
# Listings not in CABR MLS
Blank = Other Brokerage Listing



BEAR FLAT- WELLS REQUIRED, HORSES OKAY, ELEVATION 5810FT

Lots 44-45 3 BR, 2 BA two-story cabin, 1280± sq. ft., built 1970, vaulted ceilings, electric baseboard heat, fireplace, furnished, attached 1-car carport, storage/utility shed, on .43± acre landscaped lot on 5460 N. Bear Flat Rd. Tonto Creek, w/tall pines & views of mountains. MLS#57468. Courtesy of Realty Exec Northern AZ \$390,000

BONITA CREEK –DUDE FIRE BURN AREA, LOTS FROM ¼ TO 1+ ACRES, WATER CO, HORSES OKAY, ELEVATION 5930FT (WELLS NEEDED FOR LOTS 33-69 IN BONITA CREEK UNIT 2) ZONING - GU See: www.bonitacreek.org

#Lot 21 3 BR 2 BA custom home, 1634± sq. ft., built 1993, vaulted ceilings, wood-beamed ceiling in Great Room, electric heat, freestanding fireplace, on .80± acre corner lot w/views of mountains & wrap-around deck, playhouse for kids, borders USFS. ARMLS# 4037318. Courtesy of Bud Crawley Real Estate..... \$349,000

Lot 69 1.10± acre sloped hilltop lot w/view of mountains. Sale includes one 8' x 8' shed, a 1996 sixteen-foot Travel Trailer & a 1968 thirty-foot Trailer, plus a 1100-gallon water storage tank for roof collection or water haul. Needs septic and well. Terms available. MLS# 57427 Courtesy of Four Seasons Realty LLC..... \$85,000

CHRISTOPHER CREEK-WATER CO, CABLE TV, FIRE PROTECTION, SITE BUILT, NO HORSES, ELEVATION 5905 FT, ZONING - GU www.christophercreekhoa.wordpress.com

Lot 2 2 BR, 2 BA, unfinished basement, work room, mud room, 1463 ± sq. ft. single level cabin built in 1979, Fire place in living room, dual pane windows, covered decks & a work shop. There is a fenced in area for an outside garden and a fenced dog run. 0.17 ± acre lot right on Christopher Creek. MLS# 60006 Courtesy of Arizona Premier Realty Homes ..... \$285,000

Lot 3R .24± slopped acre lot in the trees with septic, great views, tall pines, electric and water available, facing the highway, corners marked, telephone cable and trash. MLS# 59699 / ARMLS# 4282300..... \$135,000

\*Lot 13-R 4 BR 2BA newly remodeled 2-story cabin, 2032± sq. ft., built 1988/remodeled in 2003, fireplace in family room, electric F/A heat, knotty pine interior, walk-out basement, 2 decks, fenced area for large garden & fruit trees, in the tall pines on .36± acre lot. MLS #53990 ARMLS# 2977302..... \$299,000

\*Lot 23 2 BR, 1 BA, two story 832± sq. ft. A- frame, vaulted ceilings, covered porch, Great views of Christopher Mountain, National Forest just across the road, Close to year round Christopher Creek. Built in 1978, Tall pines on a large 0.47± acre. MLS# 60227 / ARMLS#4331590 \$235,000

\*Lot 32 2 BR, 2 BA, 1270± sq. ft Charming A-Frame, Nice level .13± acre lot, Nice large outbuilding would be a great workshop, office or bunkhouse. Close to Christopher Creek built in 1976 Panoramic views, nice patio. MLS# 59615 / ARMLS# 4268522..... \$245,000

\*Lots 79-80 2 BR, 2 BA two-story home, 3-car garage, 1855± sq. ft., built 1966, large rock fireplace, large loft could be 2 BRs, Arizona Room, Family Room, vaulted ceilings, gas F/A heat, workshop, on .52± acre BORDERS CHRISTOPHER CREEK. MLS# 56470 / ARMLS# 4007138..... \$375,000

\*Lot 82 2 BR, 2 BA cabin, 1492± sq. ft., built 1976, fireplace, 2 Family Rooms, Bunkhouse for extra sleeping, Storage Shed, Covered Patio overlooks Christopher Creek on .19± acre lot w/tall pines. Needs "fix-up". All offers need court approval. MLS# 56802 / ARMLS# 4222646..... \$169,000

Lot 87 1 BR, 1 BA, 840± square feet, cabin built in 1962 .15± acre overlooking Christopher Creek, large family room with a woodstove, knotty pine cabinets, vaulted ceilings and skylights, sand stone fireplace in the living room, 9 x 13 screened in porch, sand stone back patio, covered front deck, storage shed. MLS# 60102 ..... \$245,000



ERA YOUNG REALTY – CHRISTOPHER CREEK

928-478-4221 eracrek@cybertrails.com

Each ERA office is independently owned and operated

**COLCORD MOUNTAIN HOMESITES –WATER CO, HORSES OK, COUNTY MAINTAINED ROADS, MOBILE & TRAVEL TRAILERS OK, ELEVATION 6395 FT, ZONING - GU**

<b>*Lot 4C</b> 154 Running Elk Rd	1.42± acre cul-de-sac lot, Borders USFS on a private wooded hilltop. Views of mountains, in the trees w/tall pines, mixed. Easy build on hillside,w/1,000 septic tank installed MLS#58412 / ARMLS# 4168454 .....	<b>\$199,000</b>
<b>*Lot 19-20</b> 169 Broken Z Lane	1.46 ± acre sloped lot with incredible views of the Rim and Colcord Mountain, building site prepared, small living quarters (10' x 12') w/sleeping loft, wood stove, shower & toilet, outdoor kitchen, large covered deck, new septic, underground electric, 1000 gal. water storage tank. MLS# 53172 / ARMLS# 4236080.....	<b>\$257,000</b>
<b>*Lot 31</b> Cienega Rd.	Great views, 2 BR, 1 BA single-level cabin, 1144± sq. ft., built 1981, furnished, fireplace in living room, covered patio, on .25± acre w/ tall pines, & easy access to USFS. MLS# 54993 / ARMLS# 4027490.....	<b>\$160,000</b>
<b>*Lot 55</b> Cienega Rd.	0.58± Sloped lot with tall pines, backs USFS, water, electric and telephone available. MLS # 59179 / ARMLS# 4231852.....	<b>\$115,000</b>
<b>*Lot 99</b> 99 Running Elk	Hunters cabin, 672± square feet, Built in 1973, on a large .40± lot, Sleeping loft, ¾ bathroom, washer and dryer, nice covered deck. MLS # 59589 / ARMLS # 4265273.....	<b>\$160,000</b>

**COLLINS RANCH-1 ACRE LOTS, SITE BUILT ONLY, COUNTY MAINTAINED ROADS, FIRE PROTECTION, HORSES OKAY, ELEVATION 6000FT, WATER USERS ASSN \$15/MO+USAGE, ZONING - GU**

<b>*Lot 3</b> 230 Wild Oak Dr.	3 BR, 3 BA newer custom home, 2550± sq. ft., built 2000, large loft which sleeps four, family room in walkout basement, granite countertops, vaulted ceilings, floor-to-ceiling glass, wood floors, wrap-around decks, skylights, water softener, reverse osmosis, walk-in pantry, gas F/A heat, gas fireplace, large Roman tub, steam shower on 1.0± acre lot w/views of The Rim. MLS# 56144 / ARMLS# 4106361.....	<b>\$699,000</b>
<b>Lot 19</b> 746 Old Pine Trail	3 BR, 3 BA, 2098± sq. ft. two story cabin, 1± acre, Built in 2005 tall vaulted ceilings, with floor to ceiling windows, spacious loft large covered decks, oversized 3 car garage with full BA and laundry. Separate 1008± sq. ft. guest house w/kitchen, BA, and laundry. 12 X 12 finished bunk house, landscaped with a pond and tall pines. MLS # 59867 Courtesy of Four Seasons Realty LLC	<b>\$589,000</b>

**DIAMOND POINT SUMMER HOMES- ELEVATION 5,655 FT GATED COMMUNITY ½ ACRE LOTS, 45 CABINS, HOA, PRIVATE WATER ASSN. 84 ½ ACRES COMMON AREA, ZONING – RIL-D18**

<b>*Lot 22</b> 391 W. Diamond Rd.	2 BR, 1 BA, 800± sq. ft. cabin built in 1958, enclosed porch, sunroom and a loft, knotty pine interior, rock fireplace, 12 x 16 storage shed for ATV's or a boat, 0.5± acre lot with tall pine trees. MLS# 59825 /ARMLS# 4292064.....	<b>\$239,000</b>
--------------------------------------	---	------------------

**ELLISON CREEK ESTATES-1 ACRE LOTS, NO PHONE, WELLS NEEDED, HORSES OKAY, ELEVATION 5790FT, ZONING – RIL-D40**

<b>*Lot 4</b> Ponderosa Lane	2.48± acre sloped lot w/tall pines, borders USFS on 2 sides, part time creek at the lower end of lot, great views of The Rim, \$2500 assessment due for electricity, needs well & septic. MLS# 57533 / ARMLS# 4111894.....	<b>\$150,000</b>
<b>Lot 5</b> 771 N. Pyle Ranch Rd.	2 BR unfinished A-Frame, 847± sq ft., built 1980, 550 gallon storage tank for hauled water needs hookup to house, needs septic & well, 1.0± acre lot with mountain views, Being sold “As Is” MLS# 59688 Courtesy of Realty Executives Northern AZ.....	<b>\$74,900</b>

**ELLISON CREEK SUMMER HOMES- GATED COMMUNITY WITH 82 ACRES OF COMMON AREA, HOMEOWNERS ASSN, FIRE PROTECTION, NO HORSES, ELEVATION 5,500 FT**

<b>Lots 16 &amp; 16A</b> 16 N. Lewis Creek Trail	Rustic 1 BR 1 BA 384± sq. ft. log-sided cabin, built 1962, fireplace w/insert in great room, sleeps, 4+, furnished, includes canoe, on 1.01± acre corner lot which borders common area, w/ tall pines. Property being sold “as is”. MLS# 57711 Courtesy of Payson Realty.....	<b>\$239,000</b>
<b>Lot 45</b> 265 S. Snowy Creek Trail	3 BR 1 BA, 1040± sq. ft. log-sided cabin, built 1981, woodstove in living room, potential BR, vaulted ceilings, F/A electric heat, covered porch, screened porch, storage/work shed, firewood shed, being sold as “turn key”, on 1.0 acre lot w/tall pine trees, view of mountains, borders USFS & common area. MLS # 59792 Courtesy of Coldwell Banker Bishop-Payson.....	<b>\$275,000</b>

**FOREST LAKES-ELEVATION 7528FT, HORSES OKAY, MOBILES OKAY ON NORTH SIDE OF HWY 260, ZONING – AR/ RM-10A / CG 10,000, (See [www.floa.org](http://www.floa.org) )**



**ERA YOUNG REALTY – CHRISTOPHER CREEK**  
**928-478-4221 [eracrek@cybertrails.com](mailto:eracrek@cybertrails.com)**  
 Each ERA office is independently owned and operated

<b>Lot 1B</b> 1235 Wildrose Trail	5.12± acre lot, bordering USFS, tall pines, heavily treed, zoned for single family residence, would need county rezoning to split, needs well & septic. MLS#59749 Courtesy of Real Estate Brokers Intl.....	<b>\$299,000</b>
<b>*Lot 27</b> 1672 Merzville Rd.	1.0± acre level w/tall pines. Storage shed stays at no value. Septic tank installed, but may not be up to current standards. \$3050 water hook-up fee due. MLS #54077 / ARMLS# 4280136...	<b>\$152,000</b>
<b>*Lot 30</b> 2425 Tall Pines Loop	2 BR, 2 BA two story cabin, built 1989, 1428± sq. ft on a 1.0± acre corner lot. Split floor plan, master on main, vaulted ceilings, LR/DIN combo, Woodstove in Living Room, covered porch/deck, in the trees. MLS# 58724 / ARMLS# 4187838.....	<b>\$289,000</b>
<b>Lot 163</b> 1714 Mineral Dr.	3 BR, 2 BA, 2410 ± sq. ft. Ranch style single level home, double oven, dishwasher, garbage disposal, and a walk-in pantry, fire place in living room, Built in 1979 leased propane tank, 1.18 ± acre, attached 3 car garage, newer tile/carpet flooring, MLS# 59375 Courtesy of Realty Executives.....	<b>\$489,900</b>
<b>*Lot 171</b> 1358 Mineral Dr.	2 BR, 1 BA, 912± sq. ft. wood frame single level cabin, built 1983, Gas f/a, fireplace/wood stove, vaulted ceilings, great room, 2 car detached garage. Covered porch/deck, tall pines on lot, in the trees, work shop. MLS# 58473 / ARMLS# 4173161.....	<b>\$338,000</b>
<b>*Lot 244</b> 1246 Chief Cir.	Level, meadowed 1.01± acre lot w/ pine trees on a cul-de-sac. MLS# 54224.....	<b>\$139,900</b>
<b>*Lot 258</b> 1327 Merzville Rd.	3 BR 2 BA log-sided two-story cabin, 2015± sq. ft., built 1995, vaulted ceilings, fireplace/woodstove in Living Room & Family Room, Loft, Storage Shed, Playhouse, metal roof, covered front deck, level lot w/tall pines on 1.0± acre. MLS# 57386 / ARMLS# 4199788	<b>\$329,900</b>
<b>Lot 383</b> 383 Daisy Trail	2 BR, 1 BA, 720± sq. ft. manufactured home built in 1973 1-1.9±acre 1 carport, separate guest house, covered patio, storage shed, separate workshop, fenced and horse facility. ARMLS #4251071 Courtesy of Phoenix Valley Realty, LLC.....	<b>\$269,500</b>
<b>Lot 421</b> 421 Sheep Springs Dr.	1± acre lot in the tall pines, water, electric, and septic already on property (needs to be investigated by the buyer.) Older home on property at no value. Land only sale. MLS # 59977 Courtesy of Prudential Arizona Properties. ....	<b>\$159,000</b>
<b>*Lot 494</b> 2458 Bailey Dr.	2 BR, 2 BA chalet-style cabin w/loft, 962± sq. ft., built 1982, loft, woodstove, vaulted ceilings, many open decks, metal roof, 1-car garage with workshop, one fully plumbed outside bathroom. 1.02± acre heavily treed lot. MLS# 58028 / ARMLS# 4154977 .....	<b>\$299,000</b>
<b>Lot 665</b> 2600 E. Summer Loop	2 BR, 1.5 BA, 1.01 acre, 1725 square feet 2 story home built in 1975, 2 car garage, separate workshop, propane heating, family room, loft, Master bedroom on main floor with walk-in closet, 1800's antique wood stove that works. ARMLS # 4202148 Courtesy of HomeSmart.....	<b>\$299,900</b>
<b>Lot 668</b> 2705 E. Summer Loop	Luxurious custom log home built in 2008, 1± acre backing USFS, 4,700 ± sq. ft. 6 BR, 4.5 BA, 2.5 car garage, Gourmet kitchen with Viking appliances, theatre room, wet bar in living room, vaulted ceilings, furnished, 2 fireplaces, children's playground, sports court, built in BBQ, outside fire pit, RV Parking, covered patio's, balcony, circular driveway. ARMLS# 4269447 Courtesy of Solutions Real Estate .....	<b>\$1,550,000</b>
<b>Lot 744</b> 3158 Old Rim Rd.	7 BR, 2 BA, 2,654± sq. ft. vaulted ceilings built in 1979 1± acre, fireplace, RV parking, covered patio, storage shed, circular drive way, furnished, master bedroom downstairs great location, MLS# 59748 / ARMLS# 4247587 Courtesy of Real Estate Brokers Intl.....	<b>\$352,000</b>
<b>Lot 763</b> 1847 Morning Star Court	3 BR, 2BA, Study/den/office, Two story 1450± sq. ft. cottage, Many of the furnishings stay, wood floors, fireplace in the living room, built in 1984, 1± acre in the trees, covered deck, work shop, MLS# 59377 Courtesy of Realty Executives.....	<b>\$277,000</b>
<b>Lot 800</b> 3412 Larson Loop	2 BR, 1 BA, 804 ± sq. ft. single level cabin, built in 1974, Fireplace, newer appliances, frost freeze water system, Wireless internet service, close to Rim lakes, 1 ± acre lot bordering USFS MLS# 60338 Courtesy of Realty Executives.....	<b>\$265,000</b>
<b>*Lot 860</b> 3487 Larson Loop	2 BR 1 BA chalet, 1335+/- sq ft, built 1976, rock wall with woodstove insert, large loft for extra sleeping, oak parquet floors, 2 car garage w/ workshop area, extra room above garage. MLS# 58951.....	<b>\$395,000</b>
<b>Lot 889</b> 2998 State Route 260	Great business opportunity 2,500± sq. ft. 25 parking spaces, very limited competition, 1± acre, approximately \$40,000 in inventory hunting and fishing license, RV storage, propane sales, Post Office, #10 beer/wine, lottery and groceries. <a href="http://www.forestlakesstore.com">www.forestlakesstore.com</a> ARMLS # 4211515 Courtesy of Daisy Realty.....	<b>\$550,000</b>
<b>Lot 890</b> 1080 Pond Circle	1.0±acre sloped lot on cul-de-sac with frontage on Highway 260. Perfect for business to service 960 cabins in Forest Lakes. Tall pines & heavily treed lot. Piped propane, telephone, cable/satellite, other water company & trash service. MLS# 58424 Courtesy of Brownell & Assoc.....	<b>\$200,000</b>
<b>Lot 895</b>	1.47± acre commercial lot. Located on heavily traveled Hwy. 260 Large frontage, backs	



**ERA YOUNG REALTY – CHRISTOPHER CREEK**  
**928-478-4221** [eracrek@cybertrails.com](mailto:eracrek@cybertrails.com)  
Each ERA office is independently owned and operated

<b>2692 State Route 260</b>	USFS. Zoned CG-10,000 allowing numerous business possibilities and potential. MLS# 60085 Courtesy of Realty Executives .....	<b>\$325,000</b>
<b>#Lot 896 743 Trout Springs Rd</b>	1.24± acre sloped lot w/ tall pines, heavily treed, sloped, borders USFS. MLS# 58413 / ARMLS# 2702474. Courtesy of Realty Executives.....	<b>\$165,000</b>
<b>HUNTER CREEK – GATED COMMUNITY, UNDERGROUND UTILITIES, SEWER, PAVED ROADS, 100 YR. CERTIFIED WATER SUPPLY, HOMEOWNERS ASSN, ELEVATION 5920 FT. ZONING – R1L-D18, SEE: <a href="http://www.huntercreekhoa.blogspot.com/">www.huntercreekhoa.blogspot.com/</a></b>		
<b>Lot 16 Louie Circle</b>	.49± acre sloped lot, on a cul-de-sac w/ tall pines, all utilities available. MLS# 57699. Courtesy of Realty Exec Payson & The Pines.....	<b>\$135,000</b>
<b>Lot 19 197 S. Louie Circle</b>	3 BR, 3 BA, 2430 ± sq. ft. multi-level cabin, master on main floor with fireplace, vaulted ceilings, instant hot water, 1 guest room and loft on upper level, unfinished basement, attached 1 car garage, covered deck. In the trees, 0.56 ± acre lot on seasonal Hunter Creek. MLS# 60350 Courtesy of Realty Executives Northern Arizona Payson.....	<b>\$595,000</b>
<b>*Lot 20 Tract H Meadow Drive</b>	3.46± acre lot, one of the largest in Hunter Creek, backs USFS & Hunter Creek, needs bridge across creek to access. MLS# 57723.....	<b>\$295,000</b>
<b>Lot 26 118 Louie Circle</b>	5 BR 5 BA Multi level Log sided home, built 1998, with gas F/A, gas f/p & wood stove, vaulted ceilings, intercom, Formal Dining RM, Upgraded Kitchen cabinets & Jenn-Aire oven. Hardwood Floors, Finished walkout basement. Split floor plan with master suite & jetted tub on main floor, Oversized 3 car garage w/ Lg. Heated & Cooled Bonus Rm. Above. Covered Patio, porch, deck on .70± acre lot w/ tall pines & views of Christopher Mtn. MLS# 59930	<b>\$949,000</b>
<b>*Lot 28</b>	.53± acre hilltop lot w/great views & lots of tall pines, views of Christopher Mountain, close to hiking trails & creek, driveway has been cut into lot. MLS# 57834 / ARMLS# 4251985.....	<b>\$168,000</b>
<b>*Lot 30 237 Wipila Wiki Dr.</b>	4 BR 3.5 BA multilevel home w/ finished walkout basement. 3500± sq. ft., built 1994, gas F/A Heat, 2 fireplaces, vaulted ceilings. Custom cabinets & doors, attached 2 car garage, intercom, kitchen/dining combo, covered decks on .50± acre lot w/ tall pines & views. MLS # 58081....	<b>\$749,900</b>
<b>Lot 43 157 W. Homestead Lane</b>	3 BR, 4 BA, 2659 sq. ft. multi-level log sided cabin, built in 2005 on .51± acre, skylights, dual pane windows, large loft, 2 car garage, steam room with a shower, walk out basement, covered decks with great views of the rim, tall pines on property. MLS # 59268.....	<b>\$539,000</b>
<b>Lot 52 52 Hunter Creek Ranch</b>	.45± acre lot backing USFS in a gated community, lots of tall pines, great views of Christopher mountain, 100 year certified water supply, underground utilities, water, sewer, electric and phone. MLS# 59208.....	<b>\$175,000</b>
<b>*Lot 59 642 W. Homestead</b>	3 BR, 3 BA home w/finished walk-out basement, 2902± sq. ft., built 2000, MBR on main floor, hobby room, potential bedroom/office, vaulted wood ceilings, peach tree windows, surround sound, jetted tub, ceramic tile floors, central A/C, gas F/A heat, huge rock gas fireplace, granite counters, open floor plan w/lots of glass, Trex decks, 3-car garage, on .86± acre landscaped lot w/panoramic views of mountains, in the tall pines, backs to USFS. MLS# 57825.....	<b>\$599,900</b>
<b>Lot 61 61 Hunter Creek</b>	.94±sloped lot, great views of the mountains, a lot of tall pines on the lot, underground utilities, water, sewer, electric and phone. Backs common area and fronts to USFS. MLS#59466.....	<b>\$165,000</b>
<b>*Lot 65 Homestead Ln.</b>	.46± acre lot, sloped, tall pines, all utilities available. Incredible views of Christopher Mountain. MLS# 57195 / ARMLS# 4072348.....	<b>\$178,000</b>
<b>*Lot 82</b>	.40± acre lot, sloped, hilltop, tall pines, all utilities available & views. MLS# 57841.....	<b>\$130,000</b>
<b>Lot 83</b>	.47± acre lot, sloped south-facing lot w/great views of Christopher Mountain, close to Hunter Creek and access to USFS land, underground utilities, gated community. MLS# 60064.....	<b>\$139,900</b>
<b>*Lot 98 379 W Memory Lane</b>	3 BR, 3BA, 2 Car Garage, site built cabin, 2892± sq. ft., built 1993, .56± acre in the gated community of Hunter Creek Ranch; Fireplace in living room; open kitchen w/tile floors; Full length TREX deck patio; Property borders common ground & seasonal creek, backing USFS. MLS# 59055.....	<b>\$599,000</b>
<b>Lot 106 106 Apple Tree Circle</b>	Sloped 0.60 ± acre lot on a pond, Corners marked, Tall pines on lot, heavily treed. MLS# 59880 Courtesy of Payson Realty .....	<b>\$125,000</b>



**ERA YOUNG REALTY – CHRISTOPHER CREEK**  
**928-478-4221 [eracrek@cybertrails.com](mailto:eracrek@cybertrails.com)**  
Each ERA office is independently owned and operated

<b>*Lot 114</b> 227 W. Homestead Ln.	4 BR, 3 BA, 3,258± sq. ft. multilevel log sided cabin, built 2005, on .46± acre. Split plan, walk out basement, 2 car attached garage, sleeping loft, vaulted ceilings, gas f/p, gas f/a, living/dining combo w/breakfast bar. Covered decks, Handicap Accessible, views of the mountains & tall trees on lot. MLS# 58353 / ARMLS# 4295746.....	<b>\$588,000</b>
<b>Lot 118</b> 118 Homestead Ln.	.43± acre level lot. Views of mountains. Tall pines on lot & heavily treed. MLS #58591 Courtesy of Four Seasons Realty LLC.....	<b>\$145,000</b>
<b>Lot 118 C</b> 1018 Hunter Creek Dr. (main house)	4 BR 3 BA two-story log-sided cabin, built 1976, vaulted ceilings, potential bedroom, Family Room, In-law Quarters, heat pump, Fireplaces in Living Room & Family Room, constructed w/16-inch walls for easy heating & cooling, has an office area, a managers quarters, a main living area & another area that could be another guest quarters, enclosed area behind the home for privacy. MLS# 55639. Courtesy of Realty Exec Payson and The Pines.....	<b>\$599,900</b>
<b>Lot 118 D</b> 1018 Hunter Creek Dr. (cabin)	2 BR 1 BA, two-story cabin, built 2001, w/master BR on the main floor, and lofted BR overlooks the living area; vaulted ceilings, baseboard heating, gas stove, fully furnished, covered porch, storage/utility shed. It includes the partial ownership of .58± acres, a recreation room that has storage & is a laundry facility. (One of 5 cabins in a group. See MLS# 53054 for entire property options. Financing through Seller possible.) MLS# 55619. Courtesy of Realty Exec Payson & The Pines.....	<b>\$199,900</b>
<b>Lot 118 D</b> 1022 Hunter Creek Drive (ranch house)	5 BR 4 BA log-sided lodge, 2281± sq. ft., built 1984, heat pump heating & cooling, fireplaces in living room & master BR, rustic interior is fully furnished, covered deck, on .38± landscaped acre w/views of mountains, borders USFS. MLS# 55620. Courtesy of Realty Exec Payson & the Pines..	<b>\$399,900</b>
<b>*Lot 121</b> 125 W. Homestead Lane	2 BR, 2 BA single level cabin, 1908± sq. ft., built 1978, rock fireplace in living room, hardwood floors, 2 full baths w/jetted tubs, bricked fenced patio, green grass back yard, detached 2 car garage, tall pines and beautiful views.0.60± acre. MLS#58928.....	<b>\$418,000</b>
<b>*Lot 130</b>	.63± acre sloped, hillside lot, heavily treed w/tall pines, panoramic views, all utilities underground. MLS# 56775.....	<b>\$154,000</b>
<b>*Lot 131</b> 1349 S. Hunter Creek Dr.	2 BR, 2 BA, 2-story log sided cabin, built 2003; 2065± sq. ft on cul-de-sac lot that borders USFS; split floor plan w/master BR on main floor w/oversized jetted tub. Knotty pine vaulted ceilings, covered deck/patio, 2-car attached garage. Gas F/A, Gas rock F/P W/insert in great room, loft, kitchen/dining combo, large built in sauna w/shower. 0.56± acre. MLS#58538.....	<b>\$460,000</b>
<b>*Lot 138</b>	.64± acre level, meadow lot that backs to Hunter Creek and USFS land, Great views, and great rock formations in creek. Bring all offers. MLS# 54481 / ARMLS# 4235953.....	<b>\$145,000</b>
<b>*Lot 139</b>	.66± acre level lot backs to Creek, w/ great views, underground utilities, gated community. MLS# 57890 / ARMLS# 4290345.....	<b>\$149,900</b>
<b>*Lot 142</b>	.73± acre lot, Backs USFS with great views of Mountains and tall pines on property. MLS# 59803.....	<b>\$125,000</b>
<b>Lot 165</b> 1018 Hunter Creek Rd. Wooden Nickel Cabins	Ranch House that sleeps 10, (see MLS# 55620), Main House, (see MLS#55639), 5 Lofted Cabins, 2 BR, Built in 2001 (See MLS# 55619), Recreation Room w/laundry & storage locker facility, another vacant lot for another homesite; Garage on 1.68 acres, partly fenced w/tall pines & panoramic views of the mountains. MLS# 53054.....	<b>\$1,999,300</b>

**KOHL'S RANCH**-SITE BUILT, NO HORSES, WATER CO, CABLE TV, FIRE PROTECTION, ON TONTO CREEK, ELEVATION 5250-5335FT, RESORT W/RESTAURANT & SALOON. ZONING – GU, SEE [www.krhoa.com](http://www.krhoa.com)

<b>*Lot 42</b> 657 S. Buenagua	3 BR, 2 BA, on a large .31± acre treed lot with tall Ponderosa pines. Recently re-modeled, walk out basement with 1 BR and 3/4 BA, main living are has master suite and full BA. Large great room with ½ BA, sleeping loft and laundry room. Close to creek access, USFS access and dinning at Kohl's Ranch. Nice wrap around deck and patio. Approximately 900 sq. ft. on the main floor, 300± sq. ft. in guest suite & 150 sq. ft. in the loft. Great views of the mountains, and partially fenced. MLS# 59586 / ARMLS# 4265242.....	<b>\$389,900</b>
<b>Lot 49</b> 513 S Buenagua Rd.	3 BR, 2 BA, log-sided cabin; 1482± sq ft, built 1966, sunroom, kitchen remodeled 2007, new deck/air conditioning/heat in '08. Bunk house, 2 sheds. MLS# 58948 Courtesy of HomeSmart	<b>\$399,000</b>



**ERA YOUNG REALTY – CHRISTOPHER CREEK**

928-478-4221 [eracrek@cybertrails.com](mailto:eracrek@cybertrails.com)

Each ERA office is independently owned and operated

**MEAD RANCH-COUNTY MAINTAINED ROADS, FIRE PROTECTION, HORSES OKAY, ELEVATION 6060FT, WATER CO, WATER MORATORIUM-NO NEW METERS AT THIS TIME, ZONING - GU**

<b>Lots 21-22</b> 155 Big Juniper	3 BR 1 BA log-sided cabin, 1516± sq. ft., built in 1960/remodeled in 1980, Den (could be 4 <sup>th</sup> BR), gas stove, woodstove, hardwood floors, furnished, metal roof, 620' deck, large garden/orchard area, detached 640± sq. ft. detached garage w/laundry area, on .62± acre (2 lots), fenced, landscaped w/tall pines & views of The Rim. MLS# 54714. Courtesy of Four Seasons Realty LLC.....	<b>\$299,000</b>
<b>Lot 54</b> 373 Mountain View	2 BR, 1 BA, 1100± sq. ft. cabin, .1±acre backing USFS, built in 1970 recently remodeled the interior, alderwood cabinets, granite counter tops, new sink and dishwasher, 6 ft. x 2 ft pine bartop, pine doors, covered decks, great views. MLS# 59866 Courtesy of Four Seasons Realty LLC	<b>\$269,000</b>

**PONDEROSA SPRINGS-1 ACRE MINIMUM LOTS, FIRE PROTECTION, WELLS REQUIRED, HORSES OKAY, TRAILERS & MOBILES OKAY, ELEVATION 6360FT, ZONING - GU**

<b>*Lot 45</b> 190 S. Greystone Circle	3 BR 2 BA two-story cabin, 1265± sq. ft., built 1983, remodeled 2005, vaulted ceilings, floor-to-ceiling glass in Great Room, oak floors, wood walls & ceilings, custom doors, rock fireplace, 2 BR in walk-out basement w/private entrance, storage utility shed, on 1.0± acre on cul-de-sac w/tall pines & panoramic views. MLS# 59850 / ARMLS# 4295766.....	<b>\$292,500</b>
<b>*Lot 58</b> 276 S. Morris Meadows	4 BR, 2 BA, home with 1 car garage, laundry storage area, great room with vaulted wood ceilings. Wood stove in the great room, with rock hearth, bay windows, backs USFS, dog run and private well. Recent remodel, upgrades include new paint, remodel of bunkhouse for extra sleeping area updated light fixtures and more. 1± acre. MLS# 59695 / ARMLS# 4276395.....	<b>\$389,000</b>

**PONDEROSA SPRINGS ESTATES-1 ACRE MINIMUM LOTS, ARCHITECTURAL COMMITTEE, NO TRAILERS & MOBILES, NO HORSES, FIRE PROTECTION, WELLS REQUIRED, ELEVATION 6350FT, ZONING - GU**

<b>Lot 5</b> 553 Morris Meadows	3 BR, 2 BA, 1 car garage, 2 story log sided cabin built in 1986, 1 acre lot in the trees, covered deck, vaulted ceilings, skylights, private well, fireplace, 500 gal propane tank for forced air, generator system for back up. MLS # 59283 Courtesy of Four Seasons Realty LLC.....	<b>\$299,900</b>
<b>Lot 23</b> 620 S. Morris Meadows	2 BR, 2 BA, 1432 ± two-story Chalet built in 1982, fireplace in great room, vaulted wood ceilings, mud room, walkout basement with family room/bedroom/bath, completely furnished, electric heat, two covered decks, storage/utility shed. 1 ± acre. Private well, great views of meadow and part-time creek, backs to USFS. MLS# 60308 / ARMLS# 4338584.....	<b>\$275,000</b>

**SEE CANYON -125ACRES, 67 ACRES COMMON AREA, 1 ACRE LOTS-58 CABINS, WATER CO, FIRE PROTECTION, SITE BUILT, NO HORSES, HOMEOWNERS ASSN, ELEVATION 6050FT, ZONING - R1L-D40**

<b>#Lot 4</b> 4 E. See Canyon Dr.	4 BR, 4 BA two-story log cabin, 3865± sq. ft., built in 2007, 2 fireplaces, skylights, vaulted ceilings, granite countertops, stainless steel appliances, Brazilian cherry floors, Great Room, Den/Office, Bonus/Game Room, Loft, Separate Workshop, 2.5-car garage on 1.0± acre, surrounded by 10± acres of common land w/seasonal creek. ARMLS# 4106248. Courtesy of Gary Call Real Estate.....	<b>\$895,000</b>
--------------------------------------	---	------------------

**THOMPSON DRAW I -GATED COMMUNITY, 22 ACRES COMMON AREA, HOA, ARCHITECTURAL COMMITTEE, ELEVATION 5630FT, ZONING - R1L-D18**

<b>Lot 26</b> 288 E. Kit Fox Pass	1 BR, 1 BA, 720± sq. ft. cabin, loft, mudroom, fireplace. 1.0± acre backing USFS and 8 acres of common area. Gated community with 22 acres of common area. MLS# 59876 ARMLS# 4295784.....	<b>\$219,000</b>
--------------------------------------	---	------------------

**THOMPSON DRAW II - GATED COMMUNITY, HOMEOWNERS ASSN, NO HORSES, 47 CABINS ON 1 ACRE LOTS, 34 ACRES OF COMMON AREA, ELEVATION 5690FT. ZONING - R1L-D18, SEE [www.thompsondrawii.org](http://www.thompsondrawii.org)**

<b>*Lot 39</b> 263 Doe Crossing	3 BR, 1 BA, 776± sq. ft. log sided cabin built in 1968, 1.0± acre, Screened in Arizona room with dual pane windows. New Tuff shed, new roof, new shower, new appliances and new stain. 2 sided back USFS and the other side backs a common area. MLS# 59616 / ARMLS# 4268151	<b>\$225,000</b>
------------------------------------	--	------------------



**ERA YOUNG REALTY - CHRISTOPHER CREEK**  
 928-478-4221 [eracrek@cybertrails.com](mailto:eracrek@cybertrails.com)  
 Each ERA office is independently owned and operated

**TONTO CREEK ESTATES –WATER CO, NO HORSES, HOMEOWNERS ASSN, ELEVATION 5830FT, ZONING - GU**

<b>*Lot 77</b> 464 N. Meadow Way	3 BR, 3 BA, single level 1772± sq. ft., built 2001, cabin w/split floor plan, on 0.30± acre. Gas f/a, unfinished walk out basement, vaulted ceilings, jetted tub, oversized 2 car garage, covered front & back deck/porches, in the trees. MLS# 58780 / ARMLS# 4191915.....	<b>\$450,000</b>
<b>*Lot 85</b> N. Tonto Rim Loop	.43± acre elevated lot, heavily treed w/views of The Rim. Close to Tonto Creek, water available, irrigation water available, electricity at street, needs septic. MLS #57861 ARMLS# 4259317.....	<b>\$85,000</b>
<b>*Lot 88</b> 441 N. Meadow Way	4 BR, 3 BA 3548± sq. ft. multi-level log home, built 1998, wood ceilings, wood floors, walk-in pantry, hickory cabinets, gas JennAir stove in kitchen, large wine storage, wet bar w/ refrigerator, rock fireplace in living room, jacuzzi room off the deck, house can sleep 18-20 people, large office/library, walk-out basement, storage/workshop/utility shed, multiple decks w/panoramic views, on .37± acre lot in the trees. MLS #55172 / ARMLS# 4044779.....	<b>\$775,000</b>

**TONTO RIM RANCH –WATER CO, NO HORSES, GATED, ELEVATION 5700FT, ZONING - GU**

<b>Lot 3</b>	Close to Tonto Creek, 3BR 2.5 BA brand new 2-story custom Golden Eagle Log Home, oversized 2-car garage, 3150± sq. ft., completed 2008; 8' Knotty Alder interior doors, two rock fireplaces, vaulted ceilings, skylights, decks off all BR's, great room, slate showers & tub surround, custom Birch cabinets, Juniper countertops in kitchen & baths, jetted tub, entertainment room walk-out basement w/wet bar, speaker system, & fireplace, detached garage for quads, etc. (could be a future guest house), on 1.26± acre lot of tall pines w/USFS on west & preserve area on south side. MLS# 56609 Courtesy of Four Seasons Realty LLC.....	<b>\$749,000</b>
--------------	--	------------------

**TONTO VILLAGE I & II-WATER CO, FIRE PROTECTION/STATION, CABLE TV, CHURCH, RESTAURANT & BAR, HORSES OKAY, MOBILES OVER 400 SQ FT OKAY, ELEVATION 5785FT, ZONING - GU**

<b>Lot 83</b> 430 Standage	2 BR, 1 BA & a bunkhouse for guest, attached garage for toy storage, main house is 832± sq. ft. and the bunkhouse is 240± sq. ft. Gas fireplace (45,000 BTU heats the entire house) new kitchen and recently renovated .14 ± acre backing USFS, yard is completely fenced, outside shed, covered deck in the trees. MLS# 59429 / ARMLS# 4253067.....	<b>\$175,000</b>
<b>*Lot 96</b> 429 Standage	2 BR, 1 BA, 2040± sq. ft. Log sided cabin, built 1977, on a .22± lot. Brick f/p. Gas f/a, Family Rm., Covered deck/patio, Kit/Dining combo. Large walk/out basement. New carpeting, paint & stain. In the trees & tall pines on lot. MLS# 58400 / ARMLS# 416156.....	<b>\$245,900</b>
<b>Lot 107</b> 169 W. Thompson Rd.	2 BR, 1 BA, 780 ± sq. ft. Built in 1992, Living and Dining room combo, Propane heat and evaporative cooling, Great starting home or summer retreat home. 0.15 ± acre lot. MLS# 60355 Courtesy of Russ Lyon Sotheby's Intl. Realty Payson.....	<b>\$99,900</b>

**TONTO VILLAGE III-1/3 ACRE LOTS, WATER CO, FIRE PROTECTION, CABLE TV, MOBILES OVER 600 SQ FT OKAY, NO HORSES, ELEVATION 5785FT, ZONING - GU**

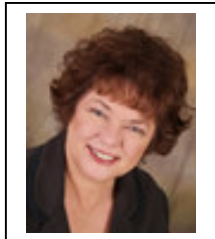
<b>Lot 194</b> Woodland Circle	.30 ± acre level lot, great corner lot, perks for standard septic tank. MLS #58448 Courtesy of Coldwell Banker Bishop-Payson.....	<b>\$90,000</b>
<b>*Lot 211</b> 1199 Standage Rd	3 BR 2 BA multi-level, 2190+/- sq. ft., built 1995, woodstove, family room, loft, office & craft area. 3 car garage, carport, 1195± sq ft shop, covered deck, 0.51± acre lot borders USFS. MLS#58953 Courtesy of Realty Executives.....	<b>PENDING</b> <b>\$360,000</b>
<b>*Lot 213</b> 1193 W. Standage Rd.	3 BR, 3 BA, 2819± sq. ft. home built in 1991, large sunroom for crafts or family room, 2 car garage with a attached 10 x 20 storage area, open back patios, great level 2 lots, completely fenced 0.94± acre. Dog run, and a new roof. MLS# 59833 / ARMLS# 4293437.....	<b>\$299,000</b>
<b>Lot 221</b> 221 Standage Dr.	0.38± level acre lot, electric, water, telephone and cable available, close to USFS. Portion of the lot is in the flood zone. Owner terms available. MLS# 60262 Courtesy of Coldwell Banker Bishop Realty.....	<b>\$95,000</b>
<b>Lot 231</b> 231 Standage Rd.	0.42± acre level lot, Electricity, water, telephone, and cable available. Close to USFS, Owner terms available. MLS# 60260 Courtesy of Coldwell Banker Bishop Realty.....	<b>\$95,000</b>
<b>Lot 233-34</b> 233-34 Johnson Blvd.	0.73± level acre lot, frontage on 3 sides, portion of lot 233 is in the flood way. Owner terms available. MLS# 60258 Courtesy of Coldwell Banker Bishop Realty.....	<b>\$150,000</b>



**ERA YOUNG REALTY – CHRISTOPHER CREEK**  
928-478-4221 [eracrek@cybertrails.com](mailto:eracrek@cybertrails.com)  
Each ERA office is independently owned and operated

**COMMERCIAL PROPERTIES:**

- Lot 63 & 64**  
63 Johnson Blvd. Charming bar, restaurant and store, 11-15 parking spaces, built in 1975, Taxes \$2,531.8 in 2009, 0.42± acre. Mobile home to the left of the main structure that will be removed to open up a space to build on, there is an apartment located in the back that is currently being rented at \$300.00 a month. Great location right off of the control road MLS# 59619  
Courtesy of Prudential Arizona Properties..... **\$549,500**
- Lot 889**  
2998 State Route 260 Great business opportunity 2,500± sq. ft. 25 parking spaces, very limited competition, 1± acre, approximately \$40,000 in inventory hunting and fishing license, RV storage, propane sales, Post Office, #10 beer/wine, lottery and groceries. (3750± sq. ft. home with 2 BR apt. rentable at \$800.00 a month ALSO AVAILABLE MLS# 4196301) [www.forestlakesstore.com](http://www.forestlakesstore.com)  
ARMLS # 4211515 Courtesy of Daisy Realty..... **\$550,000**
- Lot 890**  
1080 Pond Circle 1.0±acre sloped lot on cul-de-sac with frontage on Highway 260. Perfect for business to service 960 cabins in Forest Lakes. Tall pines & heavily treed lot. Piped propane, telephone, cable/satellite, other water company & trash service. MLS#58424 Courtesy to Brownell & Assoc..... **\$200,000**
- Lot 895**  
2692 State Route 260 1.47± acre commercial lot. Located on heavily traveled Hwy. 260 Large frontage, backs USFS. Zoned CG-10,000 allowing numerous business possibilities and potential.  
Courtesy of Realty Executives MLS# 60085..... **\$325,000**
- Lot 165**  
1018 Hunter Creek Rd.  
Wooden Nickel Cabins Ranch House that sleeps 10, (see MLS# 55620), Main House, (see MLS#55639), 5 Lofted Cabins, 2 BR, Built in 2001 (See MLS# 55619), Recreation Room w/laundry & storage locker facility, another vacant lot for another homesite, Garage on 1.68 acres, partly fenced w/tall pines & panoramic views of the mountains. MLS# 53054..... **\$1,999,300**



Susan Keown  
Associate Broker  
Cell: 928-978-2308  
Home: 928-478-4740  
Susan.keown@eravoung.net



Ralph Christofferson  
Realtor®  
Cell: 602-885-3946  
Home: 928-478-0180  
Ralphcsells@wildblue.net

**ERA YOUNG REALTY & INVESTMENT  
CHRISTOPHER CREEK  
928-478-4221  
E-MAIL US AT: [eracrek@cybertrails.com](mailto:eracrek@cybertrails.com)  
BE SURE TO LOOK US UP ON THE  
WEB:  
[www.christophercreekrealestate.com](http://www.christophercreekrealestate.com)  
[www.era.com](http://www.era.com)  
[www.realtor.com](http://www.realtor.com)  
[www.christophercreekarizona.com](http://www.christophercreekarizona.com)  
[www.paysonrimcountry.com](http://www.paysonrimcountry.com)  
FOR FURTHER INFORMATION ON  
TONTO  
NATIONAL FOREST SEE FOLLOWING:  
[www.fs.fed.us/r3/tonto/visitors](http://www.fs.fed.us/r3/tonto/visitors)**



**ERA YOUNG REALTY – CHRISTOPHER CREEK**  
928-478-4221 [eracrek@cybertrails.com](mailto:eracrek@cybertrails.com)  
Each ERA office is independently owned and operated