

REFERENCE NUMBER: NYNV-0003

LOCATION & SIZE

County, State: Nye County, Nevada

Lot Size: 0.46 Acres

Nearest Town: Pahrump

Street Address: 240 E Blackhorn Street

Zip Code: 89060

Latitude & Longitude: Center: [36.173438,-116.009385](#)
NW: [36.1736622447081,-116.009579138588](#)
NE: [36.1736628968884,-116.009240386592](#)
SW: [36.1731129398143,-116.009577461914](#)
SE: [36.1731135920203,-116.009238713394](#)

LEGAL INFORMATION

Legal Description: CALVADA VALLEY, UNIT 4A, BLOCK 13, LOT 28

Parcel Number: 40-612-22

Account Number: 4061222

Annual Taxes: \$90.00

ACCESS & UTILITIES

Legal Access: Yes

Access Road: Blackhorn Street

Access Condition: Paved Roads;

Access Frontage: 100 Feet (Eastern Boundary)

Power: At The Lot Line

Phone: At The Lot Line

Water: City Water Services Available To This Lot

Sewer: City Water Services Available To This Lot

ZONING & RESTRICTIONS

Zoning: Village Residential (VR-20) [PDF](#)

HOA: None

Covenants, Conditions & Restrictions: Yes – [Click Here](#)

Annual Dues: None

Time Limit On Building: None

TITLE INFO

Title: Free & Clear

Liens and Encumbrances: None

Mineral Rights: None

Recent Survey: None

Title Insurance: Yes - Insured Through Equity Title

Conveyance Document: Grant, Bargain, Sale Deed

Suggested Type Of Closing: Title/Escrow

Doc Prep Fee: Waived

HELPFUL LINKS

[Nye County Assessor's Office](#) (775) 482-8174

[Nye County Planning Department](#) (775) 751-4249

[Pahrump Regional Planning Commission](#) (775) 482-8191

[Nye County Water District](#) (775) 727-3487

[NV Energy](#) (702) 402-5555

[Sol Up Solar Energy](#) (702) 710-0678

[Southwest Gas](#) (877) 860-6020

[Great Basin Water Company](#) (844) 694-4404

Great Basin Water Co Res Service Inquiry Form [\(PDF\)](#)

[Cox Residential Services](#) (702) 258-9222

NEARBY TOWNS

Las Vegas Strip (Central Vegas): 57 miles (1 hr)

Summerlin (West Vegas): 61 miles (1 hr 2 min)

Henderson: 68 miles (1 hr 10 min)

Boulder City: 78 miles (1 hr 23 min)

Tonopah: 169 miles (2 hr 48 min)

Reno: 397 miles (6 hr 35 min)

Tahoe: 410 miles (6 hr 52 min)

NEARBY ATTRACTIONS

Red Rock Canyon [\(Click Here\)](#)

Lake Mead [\(Click Here\)](#)

Death Valley National Park [\(Click Here\)](#)

Things To Do In Las Vegas [\(Click Here\)](#)

Spring Mountain Ranch State Park [\(Click Here\)](#)

Mount Charleston [\(Click Here\)](#)



Lee Canyon Skiing [\(Click Here\)](#)

Valley Of Fire [\(Click Here\)](#)

Pahrump Nugget Casino [\(Click Here\)](#)

Pahrump Valley Winery [\(Click Here\)](#)

Spring Mountain Motor Resort and Country Club [\(Click Here\)](#)

Mountain Falls Golf Club [\(Click Here\)](#)

Ash Meadows National Wildlife Refuge [\(Click Here\)](#)

Mount Jefferson [\(Click Here\)](#)

