

# CEMEX CAMP VERDE SITE

3600 OLD HWY 279, CAMP VERDE, ARIZONA



CONTACT FOR MORE INFORMATION

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# EXECUTIVE SUMMARY

The **CEMEX SITE IN CAMP VERDE** is a sand and gravel quarry that is no longer in operation. The property is well located off Old Highway 279 and State Route 260 approximately five miles from Interstate 17 and just west of the Verde River. The property is well suited for residential, commercial, and/or industrial development. With its history as a former sand and gravel quarry, the site presents a favorable foundation for redevelopment, while Camp Verde's continued growth and strategic location in Northern Arizona position the property for strong long-term value and demand. A 2.8-acre portion of the site is subject to a lease agreement with Vulcan Asphalt.

 LOCATION	3600 Old Hwy 279, Camp Verde, Arizona	 ZONING	M1; RR-2A
 SIZE	±161.13 Acres	 TAXES	\$10,318.28 (2025)
 PRICE	Submit all offers for the owner's consideration	 UTILITIES	Electric: Arizona Public Service Sewer: Currently served by two private septic systems Water: Currently served by two private wells. The Town of Camp Verde has a water line running adjacent to the property. Natural Gas: UniSource Energy Services
 PARCELS	403-16-002M, 403-16-002N, 403-16-002P		(Location and ability to connect to utilities will need to be determined)



# DETAIL | CEMEX SITE IN CAMP VERDE

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# REGIONAL | CEMEX SITE IN CAMP VERDE

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# AMENITIES | CEMEX SITE IN CAMP VERDE

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