

**4W Ranch  
Gila County, Arizona**



Photo [1] –View of the ranch

*Offered for sale exclusively by:*

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## Location

The property is near Giselia, Arizona, between Phoenix and Payson and is roughly 1 1/2 hours from Phoenix. From Rye, the property is approximately 5 miles off the Beeline Highway (US 87).  
*(Please see the location map below)*

## General Description

Surrounded on three sides by the Tonto National Forest. The property is on the western boundary by the Hellsgate Wilderness. Tonto Creek runs along the property on the south side.

## Size

16± acres

## Parcel Number

Gila County – 304-35-001

## Improvements

- 3000± sq. ft., 2 story custom house by Canavi Log Homes, 3 bedrooms, 3 1/2 baths  
*(Please see photos 1, 2, 7, 8, 10, 11, and 12 below)*
- Horse barn/garage  
*(Photo 4)*
- Well house
- Horse pasture with sprinklers  
*(Photo 6)*

## Weather

Weather records from Jake's Corner, show the following:

-	Mean High	Mean Low
January	58	32
July	100	70

The property is at 2,945 feet.

## Utilities

Power, phone, wells, septic, satellite.

## Remarks

The 4W Ranch is an outstanding property with classic Arizona riparian features and irrigated pasture. It is an island surrounded on three sides by National Forest which provides unlimited opportunities for horseback riding and hiking. The Hellsgate Wilderness is a stones throw away. It is easily accessible from Phoenix and Payson but is at the end of the road with a locked gate. The exceptional custom home was featured in "Country's Best Log Homes" magazine.

## Price

\$1,950,000

## Pictures



[2] Custom log home



[3] Pond at the base of Neal Mountain



[4] Local resident and barn/garage



[5] View of the ranch



[7] Porch of the residence



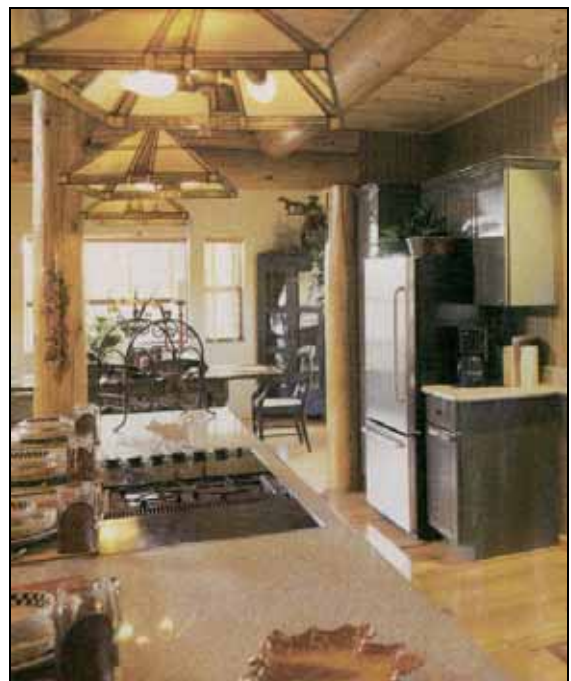
[7] Side view of the residence



[9] Another view of the oond



[10] Interior of the ranch



[11] Kitchen



[12] Entrance

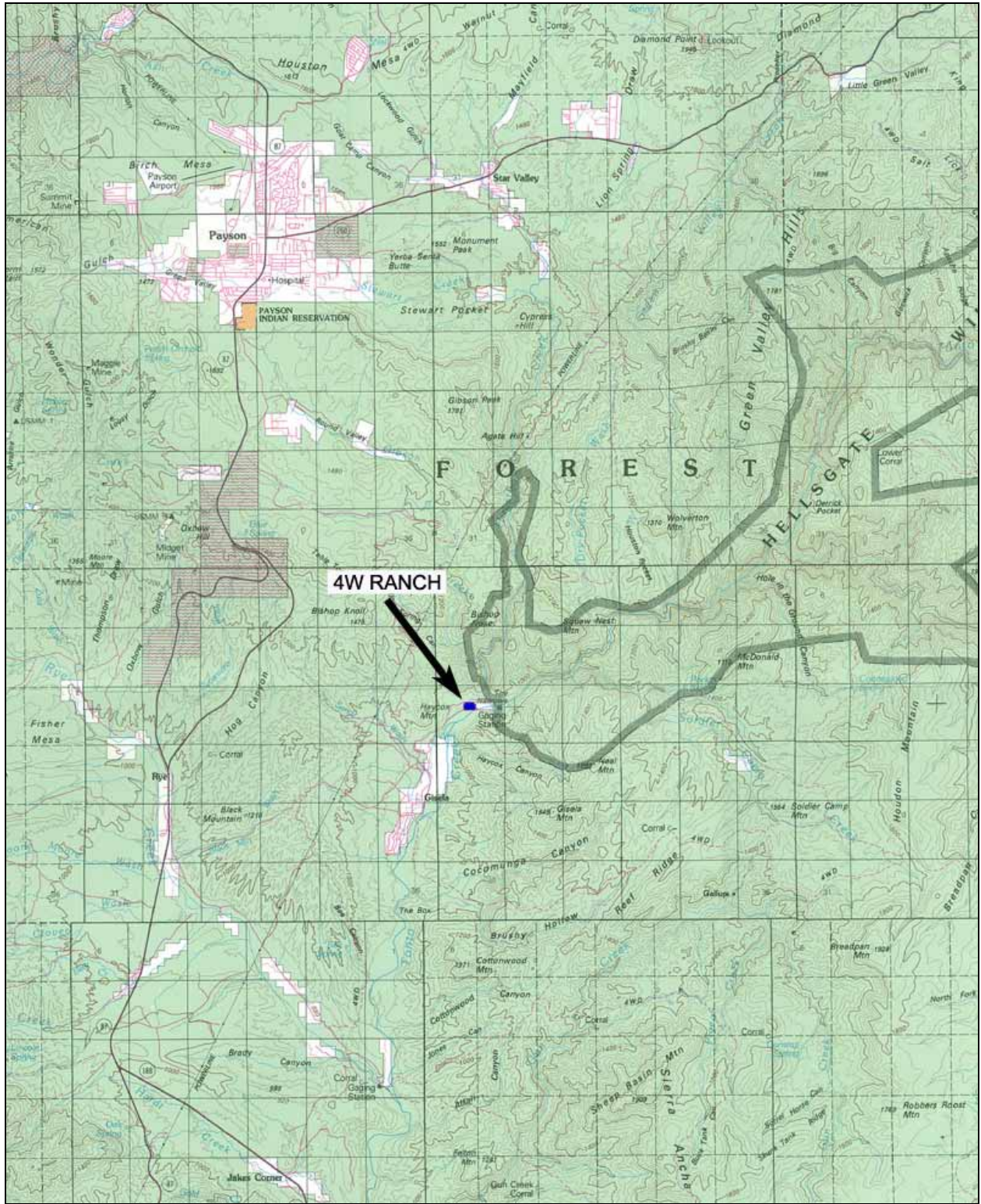
# Location Map

The ranch is roughly 1 1/2 hours from Phoenix

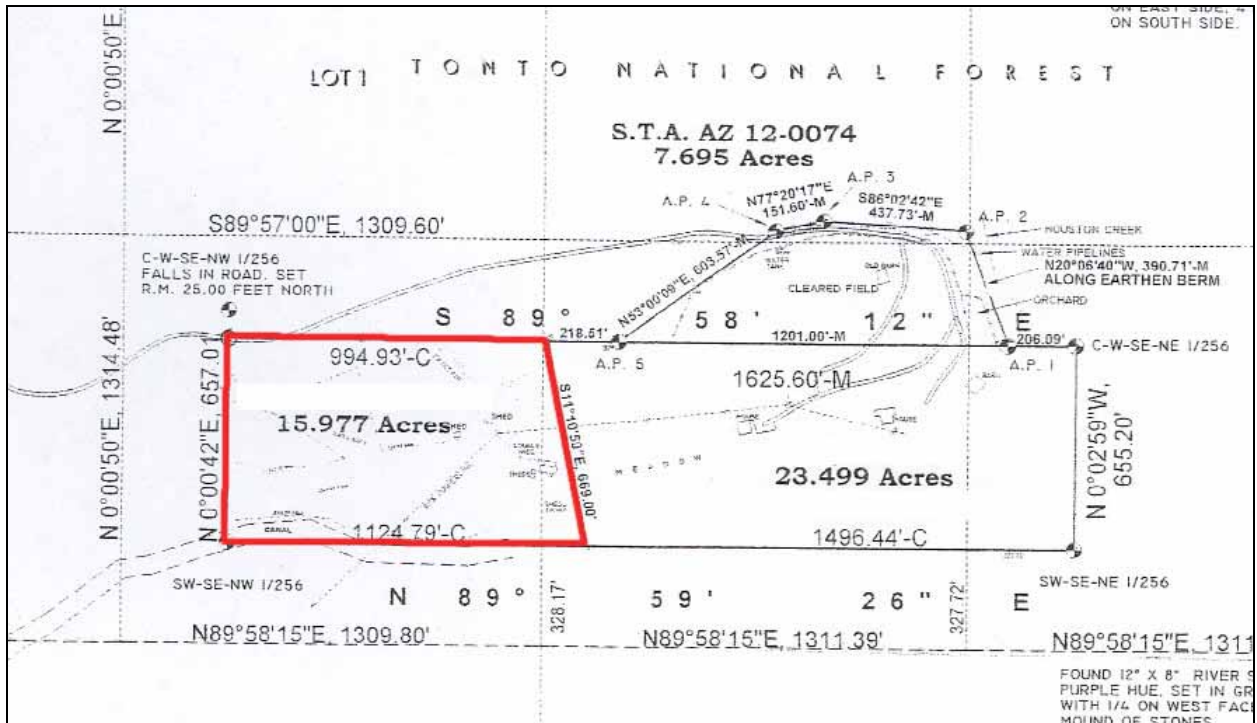


# USFS Map

Source: BLM Payson – 100K - 1988



# Parcel Map



# Floor plan

