

# \$2,055,000 - Lot 72 S Shingle Rd, Shingle Springs

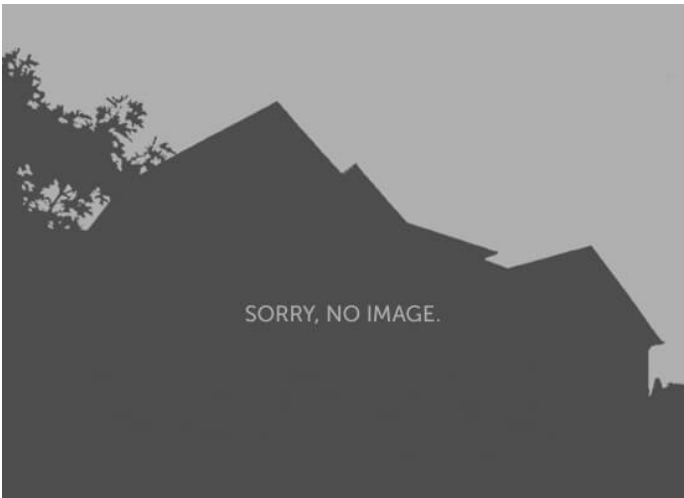
MLS® #223116477

## \$2,055,000

Bedroom, Bathroom, 5,975,996 sqft  
Land on 137.19 Acres

N/A, Shingle Springs, CA

Nestled within the hills and heart of Shingle Springs and across from Miller Hill High and Miller Middle Schools School is a total of 137-acres available to purchase. This lot, parcel 72, is adjacent to parcel 69 along the frontage road. This parcel is zoned agriculture with the option to split 3 ways (40 acre min. per split parcel) 1 SF residence with an ADU can be developed per parcel at this time. Close to the elementary school and El Dorado Hills with shopping, entertainment, and fine dining. This is an opportunity to own an incredible investment for development allowing future owners to live in the past while having access to the present.



### Essential Information

MLS® #	223116477
Listed Price	\$2,055,000
Square Footage	5,975,996
Acres	137.19
Type	Land
Sub-Type	Residential Acreage
Status	Active

### Community Information

Address	Lot 72 S Shingle Rd
Area	12605
Subdivision	N/A
City	Shingle Springs

County	El Dorado
State	CA
Zip Code	95682

### Amenities

Utilities	Other
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### Exterior

Lot Description	Other
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### School Information

District	Black Oak Mine
Elementary	Latrobe
Middle	Latrobe
High	Black Oak Mine

### Lot Information

Septic Fields	None
Water	Unknown
Development Status	None

### Additional Information

Date Sold	December 19th, 2023
Zoning	Agricultural,Agricultural/Residential

### Listing Details

Listing Office	Keller Williams Realty
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Listing information last updated on May 16th, 2024 at 7:17pm PDT

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