

\$54,900 - 35235 Sand Rock Road, Thousand Palms

MLS® #219135091DA

\$54,900

0 Bedroom, 0.00 Bathroom,
Land on 0 Acres

Ivey Ranch, Thousand Palms,

Welcome to Jack Ivey Ranch, a remarkable 55+ Community and Golf Course in sunny Thousand Palms, California!. Just a short drive from downtown Palm Springs and the newly constructed Acrisure Arena, this location offers the perfect blend of tranquility and accessibility. Jack Ivey Ranch is a perfect place to enjoy a smaller and more familial community and lifestyle! This expansive 9500 sq ft level lot is a canvas ready for your dreams! Boasting complete 180-degree views of the majestic San Jacinto Mountains, this lot provides an ideal place to build your own home. It has ample space for a manufactured home between 1500 - 2500 sqft. and enough space for your own private pool, jacuzzi, an outdoor kitchen, and even an outside entertainment area. All homes have a 2/3 car garage, streets are golf cart friendly, and residents can easily stroll through the complex and get to know their neighbors. In Jack Ivey Ranch you own the land, providing a sense of security and investment value. With low HOA fees of approximately \$435 per month, covering essential amenities such as Trash Pickup, Cable TV, and internet services, residents enjoy a cost-effective and hassle-free lifestyle. For golf enthusiasts, Ivey Ranch offers a PGA-rated 9-hole golf course designed by the renowned William F. Bell, ASGCA. The course spans 2,656 yards from the longest tees, boasting a par of 35. With a course rating of 33.2 and a slope rating of 102, it provides an enjoyable yet challenging



experience for golfers of all levels. The golfing facilities include a Pro Shop, driving range, practice putting & chipping areas, ensuring that every aspect of your golfing needs are met. Beyond golf, residents can indulge in a range of community activities, including a clubhouse with weekly classes, game nights, and other social events. There are 4 community swimming pools, 2 community spas, a gym, tennis and pickleball courts. The on-site year round restaurant is a place to meet up and socialize while enjoying delicious food. Centrally located near shopping centers, casinos, restaurants, and medical facilities, Ivey Ranch offers not just a residence but a lifestyle. Whether you seek the serenity of mountain views, the thrill of golf, or the convenience of nearby amenities, Jack Ivey Ranch presents a unique opportunity to build your ideal home in a thriving and welcome community.

Essential Information

MLS® #	219135091DA
Price	\$54,900
Bathrooms	0.00
Acres	0.22
Type	Land
Status	Closed
Listing Agent	Carl Taft
Listing Office	Thunderbird Realty

Community Information

Address	35235 Sand Rock Road
Area	320 - Thousand Palms
Subdivision	Ivey Ranch
City	Thousand Palms
County	Riverside
Zip Code	92276

Amenities

Utilities Electricity Available, Phone Available, Natural Gas Available, Sewer Available
View Mountain(s)

Additional Information

Date Listed September 9th, 2022
Days on Market 76
Short Sale N
RE / Bank Owned N

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