



10044 S ARNOLD RANCH RD, VAIL, AZ 85641, USA

<https://rehomes.us>

Welcome to your dream 2-story Sienna plan with Desert Modern elevation home featuring open greatroom concept, where the heart of your home seamlessly blends the living, dining, and kitchen areas. Ascend to the second floor to discover the luxurious Owner's Suite, 2 additional bedrooms, versatile loft area & laundry room. The stylish kitchen boasts a [...]



Marian Soto

\$447,578

- 4 beds
- 3.00 baths
- Single Family Residence
- Residential
- Active



Basics



Category: Residential

Status: Active

Bathrooms: 3.00 baths

Year built: 2024

Days On Market: 5

County: Pima

Lot Acres: 0.12 acres

Lot Dimensions: 45x115

View: Mountains,Residential

Type: Single Family Residence

Bedrooms: 4 beds

Lot size: 5400.00 sq ft

MLS #: 22403478

Bathrooms Full: 3

List Number Main: 22403478

Municipality/Zoning: Vail - CR5

Township: 16

Description

Legal Description: THE VISTAS AT RINCON KNOLLS LOT 187SQ20153450534

Rooms

Sauna Level: Vail

Kitchen Features: **Pantry:** Walk-In

Kitchen Features: **Dining Areas:** Breakfast Bar,Dining Area

Appliance Color: Stainless

Extra Room: Den,Loft

Kitchen Features: Dishwasher,Energy Star Qualified Dishwasher,Garbage Disposal,Gas Range,Island,Microwave,Refrigerator

Building Details



Lot Features: Cul-De-Sac,East/West
Exposure,Subdivided

of Carport Spaces: 0.00

Basement: No

Construction: Frame - Stucco

of Garage Spaces: 2.00

Style: Contemporary

Construction Status: New Construction

Garage/Carport Feat: Epoxy coating,
Electric Door Opener

Floor covering: Carpet, Ceramic Tile

Window Covering: Other: Faux wood
blinds

Main House SqFt: 2400.00 sq ft

Stories: Two

Fence: Block

Miscellaneous

Compensation Disclaimer: The listing broker's
offer of compensation is made only to participants
of the MLS where the listing is filed.

Subdivision Name: The Vistas At Rincon Knolls
SQ20153450534

Landscape - Front: Other: Decorative
Gravel,Desert Plantings,Low
Care,Shrubs,Sprinkler/Drip

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Home Protection: Plan By: Builder

Assessments: \$0

Fire Protection: Included in Taxes

Range: 16.00

Road Type: Paved

Technology: Tile, Cable TV,High Speed
Internet,Smart Thermostat

Special Listing Conditions: None

Co-op Fee: \$3

Direction: S

Horse Facilities: No

Landscape - Rear: Other: None

**Subdivision Restrict: Deed
Restrictions:** Yes

Association & Fees: HOA: Yes

Accessibility Option: Door Levers

Section: 4

Tax Code: 305-97-7670

Property Disclosures: Unknown

Road Maintenance: HOA

Terms: Cash,Conventional,FHA,VA

Listing Office



ListingOfficeName: Mattamy Tucson LLC

Listing Office Phone: (520) 297-6850

Listing Office Address: 3561 E Sunrise Dr Ste 247, Tucson, AZ 85718

Listing Office Url: <http://www.mattamyhomes.com>

Amenities & Features

Interior Features: Dual Pane Windows,Energy Star Qualified,ENERGY STAR Qualified Windows,Foyer,Low Emissivity Windows,Walk In Closet(s)

Sewer: Connected

Primary Bathroom Features: Shower Only

Water: Other: Vail Water

Laundry: Dryer,Laundry Room,Washer

Main Cooling: Central Air,ENERGY STAR Qualified Equipment

Patio/Deck: Covered

Security: Gated,Prewired,Smoke Detector(s)

Water Heater: Natural Gas

Guest Facilities: None

Exterior Features: None

Neighborhood Feature: Gated,Park,Paved Street,Sidewalks

Fireplace Location: Other: None

Pool: Conventional: No

Fireplace: None

Main Heating: Energy Star Qualified Equipment,Forced Air,Natural Gas

Pool: None

Spa: None, None

Gas: Natural

Nearby Schools

High School: Vail Dist Opt

Elementary School: Acacia

Middle School: Old Vail

Fees and Taxes

Tax Year: 2024

Assoc Fees Includes: Common Area Maint,Street Maint

Association & Fees: HOA Amt (Monthly): \$70

Association & Fees: HOA Payment Frequency: Quarterly

