

# 10155 E WINDING TRAIL, TUCSON, AZ 85749, USA

https://rehomes.us

Welcome to your desert oasis- a true retreat that is nestled on .83 Acres of canvas desert landscape. This exquisite property features 11 'ceilings a split floorplan, 3Bedrooms +Den/Office, 3 Bathrooms & a 3 car garage. Recently renovated with New energy-efficient windows & sliders that invite the desert's beauty indoors. Walk upon new wood-look [...]

**Roni Benge-Adamson** 

- 3 beds
- 3.00 baths
- Single Family Residence
- Residentia
- Active



#### **Basics**



Category: Residential **Type:** Single Family Residence

Status: Active Bedrooms: 3 beds

Bathrooms: 3.00 baths **Lot size: 35980.00** sq ft

Year built: 1995 **MLS** #: 22317197 Days On Market: 1 **Bathrooms Full: 3** 

List Number Main: 22317197 County: Pima

Lot Acres: 0.83 acres Municipality/Zoning: Pima County - RX1

Lot Dimensions: 123x244x87x6x318 Township: 13

## **Description**

View: Mountains, Sunset

**Legal Description:** Tanque Verde Trails Lot 19

#### Rooms

Sauna Level: TUSD Kitchen Features: Countertops: Granite

**Kitchen Features:** Kitchen Features: Appliance Color: Stainless Pantry: Closet

**Extra Room: Other:** Dining Areas: Breakfast Bar, Breakfast Nook, Dining Area

Double Door Entry

Extra Room: Den,Office Kitchen Features: Dishwasher,Electric Oven,Gas

Cooktop, Microwave, Refrigerator, Reverse Osmosis

## **Building Details**



Lot Features: Cul-De-Sac, North/South

Exposure

# of Carport Spaces: 0.00

Basement: No.

Construction: Frame - Stucco

# of Garage Spaces: 3.00

Style: Southwestern

**Construction Status: Existing** 

Garage/Carport Feat: 3 Car Garage, Attached

Garage/Carport, Electric Door Opener

Floor covering: Ceramic Tile

Floor Covering: Other: Wood look Tile

Main House SqFt: 2612.00 sq ft

Stories: One

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:** Tangue Verde Trails (1-36)

**Landscape - Front: Other:** Decorative Gravel, Desert

Plantings, Low Care, Shrubs, Trees

Horse Property: No

**Electric: Electric Company: TEP** 

Landscape - Rear: Other: Decorative Gravel, Desert

Plantings, Low Care, Shrubs, Trees

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Home Protection: Plan By: 2-10 Home Warranty

**Assessments:** \$0

Community: None

**Tax Code:** 114-55-1840

**Property Disclosures:** Insurance Claims History

Report, Seller Prop Disclosure

Road Maintenance: County

Terms: Cash.Conventional.VA

**Special Listing Conditions:** None

**Co-op Fee:** \$3

Direction: E

Horse Facilities: No

Security: Other: Ring Doorbell

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age** 

Restrictions: No

**Home Protection: Offered:** Yes

Accessibility Option: None

Section: 35

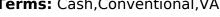
Fire Protection: Included in Taxes

**Range: 15.00** 

Road Type: Paved

Technology: Built-Up - Reflect, Tile, Alarm System, Cable TV, High Speed

Internet





**Listing Office** 

**ListingOfficeName:** Keller Williams Southern

Arizona

Listing Office Address: 1730 E River Rd Ste

200, Tucson, AZ 85718

**Listing Member Phone:** (520) 822-7051

**Listing Office Phone:** (520) 615-8400

**Listing Office Url:** 

http://www.https://lkwsa.com

#### **Amenities & Features**

**Interior Features:** Ceiling Fan(s), Dual Pane

Windows, Foyer, High Ceilings

9+, Skylight(s), Skylights, Split Bedroom Plan, Walk In

Closet(s), Water Softener

Sewer: Connected

**Primary Bathroom Features:** Double

Vanity, Exhaust Fan, Shower & Tub

Patio/Deck: Other: Remote Control Shade

**Laundry:** Gas Dryer Hookup, Laundry

Room, Sink, Storage

Fireplace: Gas, See Remarks, See Through, Wood

Burning

Main Heating: Gas Pac

**Pool:** Heated

Spa: Conventional, Conventional

Water Heater: Natural Gas

Gas: Natural

**Exterior Features:** 

BBQ, Fountain, Native Plants, Plantation

**Shutters** 

Neighborhood Feature: Paved

Street, Walking Trail

Fireplace Location: Other: Family

Room, Living Room, Backyard

Pool: Conventional: Yes

**Green Features:** Solar

Main Cooling: Ceiling Fans, Central Air

Patio/Deck: Covered, Patio

**Security:** Alarm Installed, Security

Lights, Shutters

Water: City

Window Covering: Stay

**Guest Facilities:** None

## **Nearby Schools**

**High School:** Sabino

**Elementary School: Collier** 

Middle School: Magee



## **Fees and Taxes**

Tax Year: 2022 Assoc Fees Includes: Blanket Ins Policy, Common Area

Maint

**Association & Fees: HOA Amt** 

(Monthly): \$6

**Association & Fees: HOA Payment Frequency:** 

Annually

