



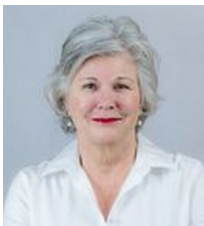
**\$747,700**

**1043 BROKEN HILLS DR, SAHUARITA, AZ  
85614, USA**

<https://rehomes.us>

EXPANSIVE MOUNTAIN VIEWS on PREMIERE LOT THAT BACKS TO A ROCK BUFFER DOUBLE WASH! HOT TUB, FIREPIT, CITRUS TREES, FULLY WALLED. COVERED PATIO W/RETRACTABLE SCREENS, BUILT-IN GRILLING STATION. 2.5 EXTENDED 4' GARAGE w/5' EXTENDED DRIVEWAY, epoxy floors and storage. Gutters, 3-zone HVAC, Group 6 Italian tile floors and ceiling fans throughout. Hunter Douglas window coverings. [...]

- 3 beds
- 4.00 baths
- Single Family Residence
- Residential
- Active



**Julie Marti-McLain**

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## Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 4.00 baths

**Year built:** 2015

**Days On Market:** 1

**County:** Pima

**Lot Acres:** 0.19 acres

**Lot Dimensions:** 72.5'x115'x72.5'x115'

**View:** Desert,Mountains,Panoramic,Sunset

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 8337.00 sq ft

**MLS #:** 22324152

**Bathrooms Full:** 3

**List Number Main:** 22324152

**Municipality/Zoning:** Sahuarita - SP

**Township:** 18

Description

**Legal Description:** Quail Creek II Unit 33A Lot 20SQ20140230177

Rooms

**Sauna Level:** Continental Elementary School District #39

**Kitchen Features: Pantry:** Cabinet

**Extra Room: Other:** Den or Office

**Kitchen Features:** Convection Oven,Dishwasher,Exhaust Fan,Garbage Disposal,Gas Cooktop,Gas Oven,Island,Microwave,Refrigerator,Wine Cooler

**Kitchen Features:** Countertops: Granite

**Kitchen Features:** Appliance Color: Stainless

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

Building Details



**Lot Features:** Adjacent to Wash,North/South Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 2132.00 sq ft

**Stories:** One

**Fence:** Slump Block,Wrought Iron

**Garage/Carport Feat:** Electric Door Opener,Extended Length,Golf Cart Garage,Utility Sink

**Floor covering:** Ceramic Tile

**Construction:** Frame - Stucco

**# of Garage Spaces:** 2.50

**Style:** Territorial

**Construction Status:** Existing

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## 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:** Quail Creek II (1-34)

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

**Horse Property:** No

**Guest House SqFt:** 400.0000

**Landscape - Rear: Other:** Decorative Gravel,Desert Plantings,Low Care

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** Quail Creek CC

**Tax Code:** 304-85-1210

**Property Disclosures:** Insurance Claims History Report,Seller Prop Disclosure

**Road Maintenance:** HOA

**Terms:** Cash,Conventional,VA

**Special Listing Conditions:** None

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

**Direction:** N

**Horse Facilities:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** Yes

**Association & Fees: HOA Transfer Fee:** \$350

**Accessibility Option:** Level

**Section:** 7

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Tile, Cable TV,High Speed Internet



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# Listing Office

**ListingOfficeName:** Sunset View Realty, LLC

**Listing Office Phone:** (520) 444-0489

**Listing Office Address:** 2409 E. Wrightson View Drive, Green Valley, AZ 85614

**Listing Member Phone:** (520) 444-0489

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## Units Information

**Unit Level:** 1

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## Amenities & Features

**Interior Features:** Bay Window,Ceiling Fan(s),Dual Pane Windows,Entertainment Center Built-In,High Ceilings 9+,Split Bedroom Plan,Walk In Closet(s),Water Softener

**Exterior Features:** BBQ-Built-In,Courtyard,Fountain,Solar Screens

**Sewer:** Connected

**Neighborhood Feature:** Exercise Facilities,Gated,Golf,Lake,Paved Street,Pickleball,Pool,Putting Green,Spa,Tennis Courts

**Primary Bathroom Features:** Double Vanity,Exhaust Fan,Shower Only

**Guest Facilities: Other:** 400 SF Casita

**Fireplace Location: Other:** Patio

**Patio/Deck: Other:** Electronic Screens

**Pool: Conventional:** No

**Assoc Amenities:** Clubhouse,Pickleball,Pool,Security,Spa/Hot Tub,Tennis Courts

**Laundry:** Dryer,Sink,Storage,Washer

**Fireplace:** Gas

**Main Cooling:** Ceiling Fans,Central Air

**Main Heating:** Forced Air,Natural Gas

**Patio/Deck:** Covered,Patio,Paver

**Pool:** None

**Security:** Gated,Smoke Detector(s)

**Spa:** None, None

**Water:** Water Company

**Water Heater:** Natural Gas,Recirculating Pump

**Window Covering:** Stay

**Gas:** Natural

**Guest Facilities:** House





## Nearby Schools

**High School:** Optional

**Middle School:** Continental

**Elementary School:** Continental



## Fees and Taxes

**Tax Year:** 2023

**Assoc Fees Includes:** Common Area Maint,Gated  
Community,Street Maint

**Association & Fees: HOA Amt  
(Monthly):** \$240

**Association & Fees: HOA Payment Frequency:** Semi-  
Annually

