



**\$416,669**

**10734 W LARKHILL DR, MARANA, AZ 85653, USA**

<https://rehomes.us>

The Aqua floorplan with Spanish elevation, offers a spacious and modern living experience with 3 bedrooms, an open greatroom/kitchen/dining area. Kitchen features granite countertops, center island with tons of seating space, sink & dishwasher and a corner walk-in pantry. The 8' interior doors add a touch of luxury, while the 2-car garage provides ample parking [...]

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



**Marian Soto**

---

**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 2024

**Days On Market:** 19

**County:** Pima

**Lot Acres:** 0.17 acres

**Lot Dimensions:** irregular

**View:** Residential

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 7240.00 sq ft

**MLS #:** 22405324

**Bathrooms Full:** 2

**List Number Main:** 22405324

**Municipality/Zoning:** Marana - F

**Township:** 11

Description

**Legal Description:** GLADDEN FARMS BLOCK 31 SQ20211550210 LOT 43CMID .17 AC

Rooms

**Sauna Level:** Marana

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

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

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

**Kitchen Features:** **Countertops:** granite

**Kitchen Features:** **Appliance Color:** Stainless

**Extra Room:** None

Building Details



**Lot Features:** 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:** Electric Door Opener  
**Floor covering:** Carpet, Ceramic Tile  
**Window Covering: Other:** 2" faux wood blinds  
**Main House SqFt:** 1836.00 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:** N/A

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

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Plan By:** Builder

**Assessments:** \$0

**Community:** None

**Tax Code:** 217-60-0430

**Property Disclosures:** None

**Road Maintenance:** City

**Terms:** Cash,Conventional,FHA,VA

**Special Listing Conditions:** None

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

**Direction:** W

**Horse Facilities:** No

**Landscape - Rear: Other:** None

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** Door Levers

**Section:** 35

**Fire Protection:** Included in Taxes

**Range:** 11.00

**Road Type:** Paved

**Technology:** ENERGY STAR Qualified Roofing Materials,Tile, High Speed Internet,Smart Thermostat

---

## 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,High Ceilings  
9+,Low Emissivity Windows,Walk In  
Closet(s)

**Sewer:** Connected

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

**Pool: Conventional:** No

**Laundry:** Laundry Room

**Main Cooling:** Ceiling Fans Pre-  
Wired,Central Air,ENERGY STAR Qualified  
Equipment

**Patio/Deck:** Covered

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

**Water:** City

**Gas:** Natural

**Exterior Features:** None

**Neighborhood Feature:** Basketball  
Court,Jogging/Bike Path,Lighted,Park,Paved  
Street,Putting Green,Sidewalks,Walking Trail

**Fireplace Location: Other:** None

**Assoc Amenities:** Park

**Fireplace:** None

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

**Pool:** None

**Spa:** None, None

**Water Heater:** Energy Star Qualified Water  
Heater,Natural Gas

**Guest Facilities:** None

---

## Nearby Schools

**High School:** Marana

**Middle School:** Marana

**Elementary School:** Gladden Farms

---

## Fees and Taxes



**Tax Year:** 2024

**Association & Fees: HOA Amt  
(Monthly):** \$71

**Assoc Fees Includes:** Common Area Maint

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

