



**\$175,000**

- Lots / Land
- Active

## **1079 TORTOLITA MOUNTAIN CIR, ORO VALLEY, AZ 85755, USA**

<https://rehomes.us>



Stone Canyon – A place to golf, socialize, relax, enjoy beautiful mountain views and remarkable sunrises. Appreciate stunning sunset colors as they reflect off the Catalina Mountain range from your back patio. This lot gives you ease of build and saves you months of time designing a custom home given this lot comes with a [...]

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### **Basics**



**Category:** Lots / Land

**Lot size:** 44431.00 sq ft

**County:** Pima

**Entry Timestamp:** 2023-09-27T19:29:41.108

**Municipality/Zoning:** Oro Valley - PAD

**Township:** 11

**Area:** Northwest

**Status:** Active

**Days On Market:** 1

**List Number Main:** 22320857

**Lot Acres:** 1.02 acres

**Lot Dimensions:** Irregular

**View:** Mountain(s),Residential,Sunrise,Sunset

**Property Use Type:** Residential

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## Description

**Legal Description:** From Parcel: 21906013D /Stone Canyon II Lot 170

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## Building Details

**Lot Features:** East/West Exposure,Subdivided

**Fence:** None

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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:** Stone Canyon II

**Direction:** W

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Section:** 15

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Terms:** Cash,Conventional

**Distance to Utilities: Sewer:** Lot Line

**Distance to Utilities: Water:** Lot Line

**Phone: Location:** Available

**Special Listing Conditions:** None

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

**Horse Property:** No

**Subdivision Restrict: Age Restrictions:** Yes

**Assessments:** \$0

**Community:** Rancho Vistoso-Stone Canyon

**Tax Code:** 219-06-0510

**Property Disclosures:** CC&Rs,Seller Prop Disclosure

**Road Maintenance:** HOA

**Distance to Utilities: Phone:** Lot Line

**Distance to Utilities: Gas:** Lot Line

**Distance to Utilities: Electric:** Lot Line

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## Listing Office

**Listing Office ShortId:** 16717

**Listing Office Address:** 8540 N. Oracle Rd, Oro Valley, AZ 85704

**Listing Member Phone:** (520) 631-4416

**ListingOfficeName:** Long Realty Company

**Listing Office Url:** <http://www.LongRealty.com>

**Office ID:** 20091207184655830878000000

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## Amenities & Features



**Neighborhood Feature:** Exercise Facilities,Gated Community,Golf,Legal Access,Paved Street,Pool,Rec Center,Spa,Tennis Court(s)

**Gas:** Natural

**Gas: Location:** Available

**Sewer: Location:** Available

**Water:** City

**Water: Location:**  
Available

**Electric: Location:**  
Available

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## Nearby Schools

**High School:** Ironwood Ridge

**Middle School:** Coronado K-8

**School District:** Amphitheater

**Elementary School:** Painted Sky

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## Fees and Taxes

**Tax Year:** 2022

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

**Association & Fees: HOA Amt (Monthly):**  
\$267

**Taxes:** \$3,242.12

