



**\$400,000**

**11274 E RABBIT RUN WAY, TUCSON, AZ  
85747, USA**

<https://rehomes.us>

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

Beautifully upgraded 4 bed 3 bath home w/ loft on premium lot w/ no neighbors behind. Experience upgraded living in the spacious open floor plan that has tile floors in the living spaces, Hunter-Douglas blinds, TV mounts & surround sound readiness. Plus 1st-floor BR w/ full bath. The kitchen boasts SS appliances, upgraded granite, 42" [...]



**Hollis Angus**

---

**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2018

**Days On Market:** 3

**County:** Pima

**Lot Acres:** 0.10 acres

**Lot Dimensions:** 40x115x26x23x97

**View:** Residential

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Lot size:** 4487.00 sq ft

**MLS #:** 22319230

**Bathrooms Full:** 3

**List Number Main:** 22319230

**Municipality/Zoning:** Tucson - R1

**Township:** 15

Description

**Legal Description:** From Parcel:20564773A /Mountain Vail Reserve Lot 11 Sq20170970629

Rooms

**Sauna Level:** Vail

**Kitchen Features:** Appliance Color: Stainless

**Extra Room:** None

**Kitchen Features:** Pantry: Closet

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

**Kitchen Features:** Dishwasher,Electric Cooktop,Electric Oven,Garbage Disposal,Microwave

Building Details

**Lot Features:** Subdivided

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 2212.00 sq ft

**Stories:** Two

**Fence:** Block

**Garage/Carport Feat:** Attached Garage/Carport,Electric Door Opener

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Frame - Stucco

**# of Garage Spaces:** 2.00

**Style:** Contemporary

**Construction Status:** Existing



---

## 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:** Mountain Vail Reserve

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

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Name:** Mountain Vail Reserv

**Accessibility Option:** None

**Section:** 31

**Tax Code:** 205-94-6140

**Property Disclosures:** Seller Prop Disclosure

**Road Maintenance:** HOA

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

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

**Landscape - Rear: Other:** Artificial Turf, Low Care

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Home Protection: Offered:** No

**Assessments:** \$0

**Fire Protection:** Included in Taxes

**Range:** 16.00

**Road Type:** Paved

**Technology:** Tile, High Speed Internet

---

## Listing Office

**ListingOfficeName:** Redfin

**Listing Office Address:** 5285 E William Cir Ste 1065, Tucson, AZ 85711

**Listing Member Phone:** (520) 310-8005

**Listing Office Phone:** (520) 744-6917

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

---

## Amenities & Features



**Sewer:** Connected

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

**Pool: Conventional:** No

**Fireplace:** None

**Main Heating:** Forced Air

**Security:** Smoke Detector(s)

**Water:** City

**Window Covering:** Some

**Guest Facilities:** None

**Neighborhood Feature:** Sidewalks

**Fireplace Location: Other:** None

**Laundry:** Laundry Room,Storage

**Main Cooling:** Central Air

**Patio/Deck:** Covered

**Spa:** None, None

**Water Heater:** Electric

**Gas:** None

---

## Nearby Schools

**High School:** Vail High School

**Elementary School:** Vail

**Middle School:** Esmond Station K-8

---

## Fees and Taxes

**Tax Year:** 2022

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

**Association & Fees:** HOA Amt (Monthly): \$42

