



\$395,000

**11904 N VISTA DEL SOL, ORO VALLEY, AZ
85742, USA**

<https://rehomes.us>

- Lots / Land
- Active



Very unique opportunity to own estate size parcel in the heart of Oro Valley. Enjoy Catalina mountain views with very easy to build flat lot. This lot is part of Sunset Canyon Estates, a small enclave of custom homes. Design your own custom home with our builder or choose from one of our floorplans. Utilities [...]

Basics



Category: Lots / Land

Lot size: 144184.00 sq ft

County: Pima

Entry Timestamp: 2024-03-31T21:56:13.798

Municipality/Zoning: Oro Valley - R1144

Township: 12

Area: Northwest

Status: Active

Days On Market: 6

List Number Main: 22408054

Lot Acres: 3.31 acres

Lot Dimensions: irregular

View: Mountain(s),Panoramic,Sunset

Property Use Type: Residential

Description

Legal Description: Sunset Canyon Estates Lot 20

Building Details

Lot Features: East/West Exposure,Subdivided

Fence: None

Miscellaneous



Compensation Disclaimer: The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.

Special Listing Conditions: None

Subdivision Name: Sunset Canyon Estates (1-21)

Direction: N

Subdivision Restrict: **Deed Restrictions:** Yes

Association & Fees: **HOA Name:** Sunset Canyon

Section: 4

Attribution Contact: 5202569318

Tax Code: 224-11-0940

Property Disclosures: Deed Restrictions,Public report,Unknown

Road Maintenance: Road Maintenance Agreement

Distance to Utilities: **Phone:** at lot

Distance to Utilities: **Gas:** avaiable

Distance to Utilities: **Electric:** at lot

Co-op Fee: \$3

Horse Property: No

Association & Fees: **HOA:** Yes

Assessments: \$0

Community: None

Fire Protection: Included in Taxes

Range: 3.00

Road Type: Paved

Terms: Cash,Conventional

Distance to Utilities: **Sewer:** septic requires

Distance to Utilities: **Water:** at lot

Phone: **Location:** On Site

Listing Office

Listing Office ShortId: 16727

Listing Office Address: 12080 N Dove Mountain Blvd #100, Marana, AZ 85658

Office ID: 20091207185518724544000000

ListingOfficeName: Long Realty Company

Listing Member Phone: (520) 256-9318

Amenities & Features

Sewer: Septic

Electric: Electric Company

Gas: Propane

Gas: **Location:** Available

Sewer: **Location:** Available

Neighborhood Feature: Gated Community,Legal Access,Paved Street

Water: City

Water: **Location:** On Site

Electric: **Location:** On Site





Nearby Schools

High School: Ironwood Ridge
Middle School: Wilson K-8

School District: Amphitheater
Elementary School: Wilson K-8



Fees and Taxes

Tax Year: 2023

Association & Fees: HOA Payment Frequency: Quarterly

Association & Fees: HOA Amt (Monthly): \$75
Taxes: \$2,264.04

