



**\$649,900**

**12024 E CLAIM JUMPER SQUARE, TUCSON, AZ 85749, USA**

<https://rehomes.us>

- 3 beds
- 2.00 baths
- Townhouse
- Residential
- Active

Rarely available...beautiful town home nestled in Forty Niners Country Club Estates!! This updated 3 bedroom 2 bath home has views of huge open common areas with lush grass, mountain views and majestic mesquite trees. The kitchen features black stainless appliances, granite counters w/self closing all wood cabinetry. Gorgeous master suite with stunning views, patio access [...]



**Brian Ivener**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1982

**Days On Market:** 17

**County:** Pima

**Lot Acres:** 0.11 acres

**Lot Dimensions:** Irregular

**View:** Mountains,Sunset,Wooded

**Type:** Townhouse

**Bedrooms:** 3 beds

**Lot size:** 4792.00 sq ft

**MLS #:** 22409782

**Bathrooms Full:** 2

**List Number Main:** 22409782

**Municipality/Zoning:** Tucson - CR1

**Township:** 14

Description

**Legal Description:** Forty Niners Guest Ranch Estates (Townhouses) Lot 9 Resub Lots 9-30 34 & Ca A Forty Niners Guest Ranch Ests Lots 1-43

Rooms

**Sauna Level:** Tanque Verde

**Dining Areas:** Breakfast Nook,Formal Dining Room

**Kitchen Features:** Dishwasher,Electric Range,Exhaust Fan,Lazy Susan,Refrigerator

**Kitchen Features:**

**Pantry:** Closet

**Extra Room:** Storage

Building Details



**Lot Features:** Borders Common Area

**# of Carport Spaces:** 0.00

**Basement:** No

**Construction:** Concrete Block,Stucco Finish

**# of Garage Spaces:** 2.00

**Style:** Contemporary,Patio Home

**Construction Status:** Existing

**Garage/Carport Feat:** Electric Door Opener,Golf Cart Garage,Separate Storage Area

**Floor covering:** Carpet

**Floor Covering: Other:** Porcelain tile

**Main House SqFt:** 2456.00 sq ft

**Stories:** One

**Fence:** Block,Stucco Finish

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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:** Forty Niners Guest Ranch Est

**Landscape - Front: Other:** Low Care

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Asphalt

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 205-49-1210

**Property Disclosures:** None

**Road Maintenance:** HOA

**Terms:** Cash,Conventional

**Special Listing Conditions:** No SPDS

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

**Direction:** E

**Horse Facilities:** No

**Landscape - Rear: Other:** Low Care

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** Door Levers

**Section:** 5

**Fire Protection:** Subscription

**Range:** 16.00

**Road Type:** Paved

**Technology:** Built-Up - Reflect, Cable TV

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## Listing Office



**ListingOfficeName:** NextHome City to City

**Listing Office Address:** 6930 E Exeter Blvd, Scottsdale, AZ 85251

**Listing Office Phone:** (480) 570-3330

**Listing Member Phone:** (480) 650-6290

## Amenities & Features

**Interior Features:** Ceiling Fan(s),Central Vacuum,Dual Pane Windows,Skylights,Storage,Wet Bar

**Neighborhood Feature:** Paved Street,Pool

**Fireplace Location: Other:** Living Room

**Assoc Amenities:** Clubhouse,Pool

**Fireplace:** Bee Hive,Gas

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

**Pool:** None

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

**Sewer:** Connected

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

**Pool: Conventional:** No

**Laundry:** Laundry Room,Sink

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

**Patio/Deck:** Covered,Patio,Slab

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

**Water:** City

**Window Covering:** Stay

**Guest Facilities:** None

## Nearby Schools

**High School:** Tanque Verde

**Elementary School:** Tanque Verde

**Middle School:** Emily Gray

## Fees and Taxes

**Tax Year:** 2023

**Association & Fees: HOA Amt (Monthly):** \$210

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

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

