



**\$455,000**

**12276 W FIANCHETTO DR, MARANA, AZ  
85653, USA**

<https://rehomes.us>

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

Welcome to your dream home! This exquisite 2-story haven boasts 4 spacious bedrooms and 2.5 luxurious baths, providing the perfect canvas for your family's comfort and convenience. The heart of the home is a chef's delight with a large kitchen adorned with gleaming quartz countertops, setting the stage for culinary masterpieces and delightful family gatherings.As [...]



**Amy Smith**

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## Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2017

**Days On Market:** 1

**County:** Pima

**Lot Acres:** 0.14 acres

**Lot Dimensions:** unknown

**View:** Mountains

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Lot size:** 6098.00 sq ft

**MLS #:** 22321890

**Bathrooms Full:** 2

**List Number Main:** 22321890

**Municipality/Zoning:** Marana - R6

**Township:** 11

Description

**Legal Description:** From Parcel:21742004J /Fianchetto Farms Lot 29 Cmid

Rooms

**Sauna Level:** Marana

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

**Dining Areas:** Dining Area,Great Room

**Kitchen Features:** Dishwasher,Electric Oven,Electric Range,Energy Star Qualified Dishwasher,Energy Star Qualified Refrigerator,Exhaust Fan,Garbage Disposal,Reverse Osmosis

**Kitchen Features:** Countertops: Quartz

**Kitchen Features: Appliance Color:** Stainless

**Extra Room:** Den,Loft

Building Details



**Lot Features:** Adjacent to Wash

**# of Carport Spaces:** 0.00

**Floor Covering: Other:** Luxury Vinyl Plank

**Main House SqFt:** 2590.00 sq ft

**Stories:** Two

**Fence:** Block

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

**Basement:** No

**Construction:** Frame - Stucco

**# of Garage Spaces:** 2.00

**Style:** Contemporary,Spanish Mission

**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:** Fianchetto Farms

**Landscape - Front: Other:** Decorative Gravel,Desert Plantings,Low Care,Trees

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Name:** Fianchetto Farms

**Accessibility Option:** None

**Section:** 28

**Fire Protection:** Included in Taxes

**Range:** 11.00

**Road Type:** Paved

**Technology:** Tile, Pre-Wired Sat Dish,Satellite Dish,Telephone

**Special Listing Conditions:** None

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

**Direction:** W

**Horse Facilities:** No

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

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Home Protection: Offered:** No

**Assessments:** \$26,834

**Community:** None

**Tax Code:** 217-42-0340

**Property Disclosures:** Public Airport Vcty,Seller Prop Disclosure

**Road Maintenance:** HOA

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

## Listing Office



**ListingOfficeName:** Realty One Group Integrity

**Listing Office Address:** 7445 N Oracle Rd No. 201,  
Tucson, AZ 85704

**Listing Office Phone:** (520)  
906-0769

**Listing Member Phone:** (520)  
488-4223

**Amenities & Features**

**Interior Features:** Ceiling Fan(s),Dual Pane Windows,High Ceilings 9+,Walk In Closet(s),Water Purifier

**Sewer:** Connected

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

**Pool: Conventional:** No

**Laundry:** Electric Dryer Hookup,Laundry Room

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

**Patio/Deck:** Covered,Slab

**Security:** Carbon Monoxide Detectors,Smoke Detector(s)

**Water:** City

**Window Covering:** None

**Guest Facilities:** None

**Exterior Features:** None

**Neighborhood Feature:** Park

**Fireplace Location: Other:** None

**Assoc Amenities:** None

**Fireplace:** None

**Main Heating:** Forced Air,Heat Pump

**Pool:** None

**Spa:** None, None

**Water Heater:** Electric

**Gas:** None

**Nearby Schools**

**High School:** Marana

**Elementary School:** Estes

**Middle School:** Marana

**Fees and Taxes**

**Tax Year:** 2022

**Association & Fees: HOA Amt (Monthly):** \$49

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

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

