



**\$305,000**

**1242 W CAMINO DEL PATO, GREEN VALLEY,  
AZ 85622, USA**

<https://rehomes.us>

- 2 beds
- 2.00 baths
- Townhouse
- Residential
- Active

Elevate your lifestyle with Canoa Hills Townhomes! With almost 5 miles of scenic walking trails, gorgeous mountain views, & only 1.5 blocks from the GVR Canoa Hills Recreation Center which includes one of the largest pools in GVR, grills, picnic areas, hot tub, tennis courts, bocce ball courts, and more, Canoa Hills Townhomes offers the [...]



**Lisa Jones**

---

## Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1988

**Days On Market:** 1

**County:** Pima

**Lot Acres:** 0.09 acres

**Lot Dimensions:** 34 x 138 x 31 x 126

**Type:** Townhouse

**Bedrooms:** 2 beds

**Lot size:** 3877.00 sq ft

**MLS #:** 22402657

**Bathrooms Full:** 2

**List Number Main:** 22402657

**Municipality/Zoning:** Green Valley - CR3

**View:** Mountains,Residential,Sunrise,Sunset

## Description

**Legal Description:** Canoa Hills Townhomes Resub Lot 119

## Rooms

**Sauna Level:** Continental Elementary School District #39

**Dining Areas:** Breakfast Nook,Dining Area

**Kitchen Features:** Dishwasher,Electric Range,Garbage Disposal,Microwave,Refrigerator

**Kitchen Features:**

**Pantry:** Cabinet

**Extra Room:** Storage

## Building Details

**Lot Features:** Borders Common Area,North/South Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1300.00 sq ft

**Stories:** One

**Fence:** Block

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

**Floor covering:** Carpet, Laminate

**Construction:** Slump Block

**# of Garage Spaces:** 2.00

**Style:** Southwestern

**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:** Canoa Hills Townhomes (65-143)

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

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** Yes

**Home Protection: Offered:** No

**Assessments:** \$0

**Fire Protection:** Included in Taxes

**Range:** 0.00

**Road Type:** Paved

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

**Special Listing Conditions:** No Insurance Claims History Report,No SPDS

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

**Direction:** W

**Horse Facilities:** No

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

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** None

**Community:** Canoa Townhouses

**Tax Code:** 304-66-0550

**Property Disclosures:** None

**Road Maintenance:** HOA

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

---

## Listing Office

**ListingOfficeName:** Long Realty -Green Valley

**Listing Office Address:** 275 W. Continental Rd. #101, Green Valley, AZ 85622

**Listing Member Phone:** (520) 548-6496

**Listing Office Phone:** (520) 625-5000

**Listing Office Url:** <http://greenvally.longrealty.com>

---

## Amenities & Features



**Interior Features:** Ceiling Fan(s),Skylights,Walk In Closet(s),Wall Paper,Water Softener

**Neighborhood Feature:** Athletic Facilities,Exercise Facilities,Golf,Jogging/Bike Path,Park,Paved Street,Pickleball,Sidewalks,Walking Trail

**Fireplace Location: Other:** None

**Laundry:** In Kitchen,Laundry Closet

**Main Cooling:** Central Air

**Patio/Deck:** Covered,Patio

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

**Sewer:** Connected

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

**Pool: Conventional:** No

**Fireplace:** None

**Main Heating:** Forced Air

**Security:** Smoke Detector(s),Wrought Iron Security Door

**Water:** Water Company

**Window Covering:** Stay

**Guest Facilities:** None

---

## Nearby Schools

**High School:** Walden Grove

**Elementary School:** Continental

**Middle School:** Continental

---

## Fees and Taxes

**Tax Year:** 2023      **Association & Fees: HOA Payment Frequency:** Annually

