



**\$600,000**

## **12667 N GRANVILLE CANYON WAY, ORO VALLEY, AZ 85755, USA**

<https://rehomes.us>

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

Amazing Views! This impeccably maintained residence in the sought-after Rancho Vistoso community offers a blend of spaciousness and elegant design. With its soaring ceilings and open-concept layout, this home exudes a sense of grandeur. The first floor boasts expansive living areas, including a versatile den/office, a stunning kitchen that seamlessly connects to the dining area [...]



**Kristen Glasheen**

---

### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 1994

**Days On Market:** 15

**County:** Pima

**Lot Acres:** 0.17 acres

**Lot Dimensions:** 66x100x89x100

**View:** Mountains,Residential

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Lot size:** 7623.00 sq ft

**MLS #:** 22323458

**Bathrooms Full:** 2

**List Number Main:** 22323458

**Municipality/Zoning:** Oro Valley - PAD

**Township:** 11

Description

**Legal Description:** Rancho Vistoso Neighborhood 7 Unit 1 Lot 117

Rooms

**Sauna Level:** Amphitheater

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

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

**Kitchen Features:** Dishwasher,Exhaust Fan,Garbage Disposal,Gas Cooktop,Gas Oven,Island,Microwave,Refrigerator,Reverse Osmosis,Water Purifier

**Kitchen Features:**  
**Countertops:** Granite

**Kitchen Features:**  
**Appliance Color:** Black

**Extra Room:** Den,Loft

Building Details



**Lot Features:** North/South Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 3209.00 sq ft

**Stories:** Two

**Fence:** Block

**Garage/Carport Feat:** Attached Garage Cabinets,Attached Garage/Carport,Electric Door Opener,Separate Storage Area

**Floor covering:** Carpet, Laminate

**Construction:** Frame - Stucco

**# of Garage Spaces:** 3.00

**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:** Rancho Vistoso Neighborhood 7 (1-317)

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

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** Rancho Vistoso

**Tax Code:** 219-53-1230

**Property Disclosures:** Insurance Claims History Report,Seller Prop Disclosure

**Road Maintenance:** City

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

**Special Listing Conditions:** None

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

**Direction:** N

**Horse Facilities:** No

**Landscape - Rear: Other:** Desert Plantings,Flower Beds,Natural Desert,Shrubs,Trees,Vegetable Garden

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** None

**Section:** 36

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Technology:** Tile, Alarm System,Intercom,Pre-Wired Sat Dish,Satellite Dish,Smart Thermostat



---

## Listing Office

**ListingOfficeName:** Keller Williams Southern Arizona

**Listing Office Phone:** (520)  
615-8400

**Listing Office Address:** 1730 E River Rd Ste 200, Tucson,  
AZ 85718

**Listing Member Phone:** (520)  
345-9360

---

## Amenities & Features

**Interior Features:** Cathedral  
Ceilings,Ceiling Fan(s),Split Bedroom  
Plan,Walk In Closet(s),Water  
Softener,Workshop

**Sewer:** Connected

**Primary Bathroom Features:** Double  
Vanity,Exhaust Fan,Separate  
Shower(s),Soaking Tub

**Pool: Conventional:** Yes

**Laundry:** Energy Star Qualified  
Dryer,Energy Star Qualified Washer,Gas  
Dryer Hookup,Laundry Room

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

**Patio/Deck:** Covered,Patio

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

**Exterior Features:** Waterfall/Pond

**Neighborhood Feature:** Basketball  
Court,Jogging/Bike Path,Park,Sidewalks,Tennis  
Courts,Walking Trail

**Fireplace Location: Other:** Family Room

**Assoc Amenities:** Park,Tennis Courts

**Fireplace:** Gas

**Main Heating:** Forced Air

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

**Water:** Water Company

**Window Covering:** Stay

**Guest Facilities:** None

---

## Nearby Schools

**High School:** Ironwood Ridge

**Elementary School:** Painted Sky

**Middle School:** Wilson K-8





# Fees and Taxes

**Tax Year:** 2023

**Association & Fees: HOA Amt  
(Monthly):** \$29

**Assoc Fees Includes:** Common Area Maint

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

