



\$608,464

**12763 E TORTOISE POINTE DR, VAIL, AZ
85641, USA**

<https://rehomes.us>

This charming Forest plan on cul-de-sac boasts 4 spacious bedrooms and 3.5 baths, providing ample space for growing family or guests. Upgraded gourmet kitchen is a culinary enthusiast's dream, featuring a 36" gas cooktop, refrigerator and granite countertops. Open floor plan allows for easy flow and entertainment. 12' centered sliding glass door lets in abundant [...]

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



Marian Soto

Basics



Category: Residential
Status: Active
Bathrooms: 4.00 baths
Year built: 2023
Days On Market: 4
County: Pima
Lot Acres: 0.23 acres
Lot Dimensions: irregular
View: Mountains,Residential

Type: Single Family Residence
Bedrooms: 4 beds
Lot size: 9935.00 sq ft
MLS #: 22401956
Bathrooms Full: 3
List Number Main: 22401956
Municipality/Zoning: Vail - CR5
Township: 16

Description

Legal Description: THE VISTAS AT RINCON KNOLLS LOT 271 SQ20153450534

Rooms

Sauna Level: Vail	Kitchen Features: Pantry: Walk-In
Kitchen Features: Appliance Color: Stainless	Dining Areas: Breakfast Bar,Dining Area
Extra Room: None	Kitchen Features: Dishwasher,Electric Range,Energy Star Qualified Dishwasher,Garbage Disposal,Gas Cooktop,Island,Microwave,Refrigerator

Building Details



Lot Features: Cul-De-Sac,Subdivided

Garage/Carport Feat: Epoxy coating, Electric Door Opener

of Carport Spaces: 0.00

Floor covering: Carpet, Ceramic Tile

Basement: No

Window Covering: Other: Faux wood blinds

Construction: Frame - Stucco

Main House SqFt: 2769.00 sq ft

of Garage Spaces: 3.00

Stories: One

Style: Contemporary

Fence: Block

Construction Status: New Construction

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: The Vistas At Rincon Knolls
SQ20153450534

Co-op Fee: \$3

Landscape - Front: Other: Decorative
Gravel,Desert Plantings,Low
Care,Shrubs,Sprinkler/Drip

Direction: E

Horse Property: No

Horse Facilities: No

Electric: Electric Company: TEP

Landscape - Rear: Other: None

Driveway: Paved: Concrete

**Subdivision Restrict: Deed
Restrictions:** Yes

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA: Yes

Home Protection: Plan By: Builder

Accessibility Option: Door Levers

Assessments: \$0

Section: 4

Fire Protection: Included in Taxes

Tax Code: 305-97-8510

Range: 16.00

Property Disclosures: Unknown

Road Type: Paved

Road Maintenance: HOA

Technology: Tile, Cable TV,High Speed
Internet,Smart Thermostat

Terms: Cash,Conventional,FHA,VA

Listing Office



ListingOfficeName: Mattamy Tucson LLC

Listing Office Address: 3561 E Sunrise Dr Ste 247, Tucson, AZ 85718

Listing Office Phone: (520) 297-6850

Listing Office Url: <http://www.mattamyhomes.com>

Amenities & Features

Interior Features: Energy Star Qualified,ENERGY STAR Qualified Windows,Foyer,Low Emissivity Windows,Walk In Closet(s)

Sewer: Connected

Primary Bathroom Features: Shower Only

Water: Other: Vail Water

Laundry: Dryer,Laundry Room,Washer

Main Cooling: Central Air,ENERGY STAR Qualified Equipment

Patio/Deck: Covered

Security: Gated,Prewired,Smoke Detector(s)

Water Heater: Tankless Water Htr

Guest Facilities: None

Exterior Features: None

Neighborhood Feature: Basketball Court,Gated,Park,Sidewalks

Fireplace Location: Other: None

Pool: Conventional: No

Fireplace: None

Main Heating: Energy Star Qualified Equipment,Forced Air,Natural Gas

Pool: None

Spa: None, None

Gas: Natural

Nearby Schools

High School: Vail Dist Opt

Elementary School: Acacia

Middle School: Old Vail

Fees and Taxes

Tax Year: 2024

Association & Fees: HOA Amt (Monthly): \$70

Assoc Fees Includes: Common Area Maint,Street Maint

Association & Fees: HOA Payment Frequency: Quarterly

