



**\$520,000**

**1280 W VINOVO PASS, ORO VALLEY, AZ  
85755, USA**

<https://rehomes.us>

This stunning 2-story home located in Rancho Vistoso boasts 4 very spacious bedrooms & 2.5 bathrooms. The interior features a split floorplan, 2 spacious living areas, a formal dining area, & an eat-in kitchen equipped with top-of-the-line gas appliances & elegant granite countertops. The home is filled with an abundance of natural light, creating a [...]

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



**Tina Sheridan**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2007

**Days On Market:** 96

**County:** Pima

**Lot Acres:** 0.13 acres

**Lot Dimensions:** 45 x 123 x 45 x 123

**View:** Mountains,Residential

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Lot size:** 5400.00 sq ft

**MLS #:** 22306550

**Bathrooms Full:** 2

**List Number Main:** 22306550

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

**Township:** 11

Description

**Legal Description:** From Parcel:219224220 /Rancho Vistoso Ngh 10 Pcl Bc & Ngh 11 Pcl Ac Lot 262

Rooms

**Sauna Level:** Amphitheater

**Dining Areas: Other:** eat-in kitchen

**Kitchen Features: Pantry:** Closet

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

**Kitchen Features:** Dishwasher,Exhaust Fan,Garbage Disposal,Gas Range,Island,Microwave

**Laundry Level:** Downstairs

**Kitchen Features: Countertops:** granite

**Kitchen Features: Appliance Color:** Black

**Extra Room:** Loft

Building Details



**Lot Features:** North/South Exposure  
**# of Carport Spaces:** 0.00  
**Basement:** No  
**Main House SqFt:** 2631.00 sq ft  
**Stories:** Two  
**Fence:** Block

**Garage/Carport Feat:** Tandem Garage,Utility Sink  
**Floor covering:** Carpet, Ceramic Tile  
**Construction:** Frame - Stucco  
**# of Garage Spaces:** 3.00  
**Style:** Contemporary  
**Construction Status:** Existing

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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:** Rancho Vistoso Neighborhood 10

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

**Horse Property:** No

**Guest House SqFt:** 0.0000

**Landscape - Rear: Other:** Decorative Gravel

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Name:** Vistoso Community

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** Rancho Vistoso

**Tax Code:** 219-19-7630

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

**Road Maintenance:** City

**Terms:** Conventional,FHA,Submit,VA

**Special Listing Conditions:** None

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

**Direction:** W

**Horse Facilities:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Transfer Fee:** \$155

**Association & Fees: HOA Telephone:** 8886792500

**Accessibility Option:** None

**Section:** 26

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Technology:** Tile, Cable TV,High Speed Internet



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## Listing Office

**ListingOfficeName:** Realty Executives Arizona Territory

**Listing Office Phone:** (520) 877-4940

**Listing Office Address:** 6760 N. Oracle Road Suite 130, Tucson, AZ 85704

**Listing Office Url:** [www.RealtyExAz.com](http://www.RealtyExAz.com)

**Listing Member Phone:** (520) 887-8000

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## Units Information

**Unit Level:** 1

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## Amenities & Features

**Interior Features:** Primary Downstairs,Split Bedroom Plan,Vaulted Ceilings,Walk In Closet(s)

**Neighborhood Feature:** Jogging/Bike Path,Park,Paved Street,Street Lights,Walking Trail

**Fireplace Location: Other:** None

**Pool: Conventional:** Yes

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

**Main Cooling:** Central Air,Zoned

**Patio/Deck:** Covered

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

**Sewer:** Connected

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

**Main Cooling: Other:** 1 NEW HVAC 2022

**Assoc Amenities:** Park

**Fireplace:** None

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

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

**Water:** City

**Window Covering:** Some

**Guest Facilities:** None

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## Nearby Schools



**High School:** Ironwood Ridge

**Middle School:** Coronado K-8

**Elementary School:** Coronado K-8

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## Fees and Taxes

**Tax Year:** 2022

**Assoc Fees Includes:** Common Area Maint

**Association & Fees: HOA Amt  
(Monthly):** \$85

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

