



**\$715,000**

**13082 W BLUE YUCCA PL, TUCSON, AZ  
85743, USA**

<https://rehomes.us>

Beautiful 2020 Pepper Viner home secluded in a gated community. Features, 4 bedrooms 3 full bathrooms and a powder room. Guest bedroom has full bathroom. The other 2 bedrooms have a Jack and Jill full bathroom. Fans throughout the house. Gourmet kitchen double ovens with upgraded granite counter tops, open floor concept, breakfast bar, great [...]

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



**Leticia Montano**

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## Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 4.00 baths

**Year built:** 2020

**Days On Market:** 3

**County:** Pima

**Lot Acres:** 1.00 acres

**Lot Dimensions:** Irregular

**View:** Desert,Panoramic,Rural,Sunrise,Sunset

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Lot size:** 45694.00 sq ft

**MLS #:** 22314028

**Bathrooms Full:** 3

**List Number Main:** 22314028

**Municipality/Zoning:** Marana - SH

**Township:** 12

Description

**Legal Description:** From Parcel: 21529004A/Tierra Linda Nueva Lot 182

Rooms

**Sauna Level:** Marana

**Kitchen Features:**  
**Countertops:** 4

**Kitchen Features:**  
**Appliance Color:**  
Stainless

**Extra Room:** Den

**Laundry Level:** plumbed for sink

**Kitchen Features: Pantry:** Closet

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

**Kitchen Features:** Compactor,Convection  
Oven,Dishwasher,Electric Oven,Energy Star Qualified  
Dishwasher,Exhaust Fan,Garbage Disposal,Gas  
Cooktop,Island,Microwave,Refrigerator

Building Details



**Lot Features:** Corner Lot,Elevated Lot,North/South Exposure,Previously Developed

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 3500.00 sq ft

**Stories:** One

**Fence:** Stucco Finish

**Garage/Carport Feat:** 3 CAR, Additional Garage,Electric Door Opener

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Masonry Stucco

**# of Garage Spaces:** 3.00

**Style:** Territorial

**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:** Tierra Linda Nueva (1-190)

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

**Horse Property:** No

**Electric: Electric Company:** TRICO

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Name:** TIERRA LINDA

**Home Protection: Plan By:** 210 WARRANTY

**Driveway:** Car(s) Pad

**Section:** 29

**Fire Protection:** Included in Taxes

**Range:** 11.00

**Road Type:** Paved

**Technology:** ENERGY STAR Qualified Roofing Materials, Cable TV,Ceiling Speakers,High Speed Internet,Pre-Wired Srnd Snd,Pre-Wired Tele Lines,Smart Panel,Smart Thermostat,Surround Sound

**Special Listing Conditions:** None

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

**Direction:** W

**Horse Facilities:** No

**Landscape - Rear: Other:** Low Care,Natural Desert,Shrubs,Sprinkler/Drip,Trees

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** Yes

**Home Protection: Offered:** Yes

**Accessibility Option:** Entry,Roll-In Shower,Wide Doorways,Wide Hallways

**Assessments:** \$47,669

**Community:** None

**Tax Code:** 215-29-2360

**Property Disclosures:** Seller Prop Disclosure

**Road Maintenance:** HOA

**Terms:** Cash,Conventional,USDA,VA

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## Listing Office

**ListingOfficeName:** Tierra Antigua Realty

**Listing Office Address:** 1650 E River Rd., Suite 202, Tucson, AZ 85718

**Listing Member Phone:** (520) 979-8248

**Listing Office Phone:** (520) 544-2335

**Listing Office Url:**  
<http://www.movingtotucson.com>



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# Units Information

Unit Level: 1

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## Amenities & Features

**Interior Features:** Cathedral Ceilings,Ceiling Fan(s),Dual Pane Windows,Energy Star Air Pkg,Energy Star Qualified,ENERGY STAR Qualified Windows,Fire Sprinklers,Foyer,Garden Window,High Ceilings 9+,Split Bedroom Plan,Walk In Closet(s)

**Sewer:** Septic

**Primary Bathroom Features:** 2 Primary Baths,Double Vanity,Exhaust Fan,Pedestal Sink(s),Separate Shower(s),Shower & Tub,Soaking Tub

**Main Heating: Other:** dual furnace

**Pool: Conventional:** No

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

**Fireplace:** Gas

**Main Heating:** Energy Star Qualified Equipment,Natural Gas,Zoned

**Pool:** None

**Spa:** None, None

**Water Heater:** Energy Star Qualified Water Heater,Recirculating Pump,Tankless Water Htr

**Gas:** Natural

**Exterior Features:** Native Plants,None

**Neighborhood Feature:** Gated,Paved Street

**Fireplace Location: Other:** Living Room

**Water: Other:** TIERRA LINDA

**Assoc Amenities:** None

**Green Features:** Building Materials,Heating/Cooling

**Main Cooling:** Ceiling Fans Pre-Wired,Central Air,Dual,ENERGY STAR Qualified Equipment

**Patio/Deck:** Covered,Patio

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

**Water:** Water Company

**Window Covering:** Stay

**Guest Facilities:** None

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## Nearby Schools



**High School:** Marana

**Middle School:** Marana

**Elementary School:** Desert Winds

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## Fees and Taxes

**Tax Year:** 2022

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

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

