



**\$770,000**

## 13354 E FOURR RANCH PL, VAIL, AZ 85641, USA

<https://rehomes.us>

READY TO MOVE IN!! Our beautiful and spacious Rosewood 2200 model situated on almost 1 acre with views of the Rincon and Catalina Mountains! This house features a 3-car garage with 2' length extension at the 2-car garage, garage service door, 8 ft high interior doors, under-cabinet lighting in the kitchen, recess lighting, pre-wire for [...]

- 3 beds
- 2.00 baths
- Single Family Residence
- Residential
- Active



**Dana Pavelich**

### Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 2022

**Days On Market:** 518

**County:** Pima

**Lot Acres:** 0.98 acres

**Lot Dimensions:** Irregular

**View:** Mountains,Sunset

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 42819.00 sq ft

**MLS #:** 22202178

**Bathrooms Full:** 2

**List Number Main:** 22202178

**Municipality/Zoning:** Vail - GR1

**Township:** 16

Description

**Legal Description:** Mountain View Ranch Lot 178

Rooms

**Sauna Level:** Vail

**Kitchen Features: Countertops:** TBD Quartz/Granite

**Kitchen Features: Appliance Color:** Stainless

**Extra Room:** Office

**Dining Areas: Other:** Lg island

**Kitchen Features: Pantry:** Closet

**Dining Areas:** Dining Area

**Kitchen Features:** Convection Oven,Dishwasher,Garbage Disposal,Gas Range,Island,Microwave

Building Details



**Lot Features:** Cul-De-Sac,East/West Exposure,Elevated Lot

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 2264.00 sq ft

**Stories:** One

**Fence:** Block

**Garage/Carport Feat:** Additional Garage,Electric Door Opener,Extended Length

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Frame - Stucco

**# of Garage Spaces:** 3.00

**Style:** Contemporary

**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.

**Subdivision Name:** Mountain View Ranch (1-362)

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

**Horse Property:** No

**Builder/New Constr.: Builder License #:** 310200

**Electric: Electric Company:** TEP

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** Yes

**Home Protection: Offered:** Yes

**Accessibility Option:** Door Levers

**Assessments:** \$0

**Community:** None

**Tax Code:** 305-21-1840

**Property Disclosures:** Unknown

**Road Maintenance:** County

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

**Special Listing Conditions:** None

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

**Direction:** S

**Horse Facilities:** No

**Builder/New Constr.: Builder Warranty:** QBW Builders Warrant

**Landscape - Rear: Other:** None

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Name:** Windmill Ridge HOA

**Home Protection: Plan By:** QBW Builders Warrant

**Driveway:** To Property Line

**Section:** 26

**Fire Protection:** Included in Taxes

**Range:** 16.00

**Road Type:** Paved

**Technology:** Built-Up, Alarm System,Cable TV,High Speed Internet,Pre-Wired Sat Dish



---

## Listing Office

**ListingOfficeName:** Realty Executives AZ Territory

**Listing Office Phone:** (520) 284-9977

**Listing Office Address:** 18767 S Nogales Highway Ste 12, Green Valley, AZ 85614

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

**Listing Member Phone:** (520) 861-9662

---

## Units Information

**Unit Level:** 1

---

## Amenities & Features

**Interior Features:** Dual Pane Windows,Fire Sprinklers,High Ceilings 9+

**Neighborhood Feature:** None

**Fireplace Location: Other:** None

**Pool: Conventional:** No

**Laundry:** Laundry Room

**Main Cooling:** Ceiling Fans Pre-Wired,Central Air,Zoned

**Patio/Deck:** Covered

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

**Sewer:** Septic

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

**Water: Other:** Vail Water Co

**Assoc Amenities:** None

**Fireplace:** None

**Main Heating:** Natural Gas

**Security:** Alarm Installed,Alarm Leased

**Water:** Water Company

**Window Covering:** None

**Guest Facilities:** None

---

## Nearby Schools

**High School:** Vail Dist Opt

**Middle School:** Old Vail

**Elementary School:** Acacia



---

## Fees and Taxes

**Tax Year:** 2021

**Assoc Fees Includes:** Blanket Ins Policy,Common Area Maint

**Association & Fees: HOA Amt (Monthly):** \$22

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

