



\$399,000

**13455 N HERITAGE CANYON DR, MARANA, AZ
85658, USA**

<https://rehomes.us>

Exciting News! Coming Soon! Situated close to the clubhouse, where countless activities await. Plenty of privacy along with stunning desert and mountain views. The west part of the home boasts newly replaced windows and a slider, flooding the space with natural light and the sparkling spool, complete with a new heater and pump, allows for [...]

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



Lois Berman

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 2000

Days On Market: 7

County: Pima

Lot Acres: 0.14 acres

Lot Dimensions: 64x105x53108

View: Desert,Mountains,Sunset

Type: Single Family Residence

Bedrooms: 2 beds

Lot size: 6185.00 sq ft

MLS #: 22410197

Bathrooms Full: 2

List Number Main: 22410197

Municipality/Zoning: Marana - SP

Township: 11

Description

Legal Description: Heritage Highlands III At Dove Mountain Lot 544

Rooms

Sauna Level: Marana

Kitchen Features: **Pantry:** Closet

Dining Areas: Breakfast Bar,Dining Area

Kitchen Features: Dishwasher,Electric Oven,Garbage Disposal,Microwave,Refrigerator

Kitchen Features: **Countertops:** Corian

Kitchen Features: **Appliance Color:** Stainless

Extra Room: None

Building Details



Lot Features: Borders Common Area,Subdivided

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 1183.00 sq ft

Stories: One

Fence: View Fence,Wrought Iron

Garage/Carport Feat: Attached Garage/Carport,Electric Door Opener

Floor covering: Mexican Tile, Vinyl

Construction: Frame - Stucco

of Garage Spaces: 2.00

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: Heritage Highlands III at Dove Mountain (542-719)

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

Horse Property: No

Electric: Electric Company: Trico

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: Yes

Association & Fees: HOA Transfer Fee: \$400

Home Protection: Offered: No

Assessments: \$0

Community: Dove Mountain

Tax Code: 218-53-0030

Property Disclosures: Insurance Claims History Report,Seller Prop Disclosure

Road Maintenance: HOA

Terms: Assumption,Conventional,FHA,VA

Special Listing Conditions: None

Co-op Fee: \$3

Direction: N

Horse Facilities: No

Landscape - Rear: Other: Decorative Gravel,Desert Plantings,Natural Desert,Shrubs,Sprinkler/Drip

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Name: Highlands at Dove Mt

Accessibility Option: None

Section: 25

Fire Protection: Included in Taxes

Range: 12.00

Road Type: Paved

Technology: Tile, Cable TV



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 Office Url:
<http://www.1kwsa.com>

Listing Member Phone: (520) 352-9130

Units Information

Unit Level: 1

Amenities & Features

Interior Features: Ceiling
Fan(s),Foyer,High Ceilings 9+,Walk
In Closet(s),Water Softener

Sewer: Connected

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

Pool: Conventional: Yes

Laundry: Laundry Room

Main Cooling: Ceiling Fans,Central
Air

Patio/Deck: Covered,Patio

Security: Smoke
Detector(s),Wrought Iron Security
Door

Water: City

Window Covering: Stay

Guest Facilities: None

Exterior Features: BBQ-Built-In

Neighborhood Feature: Exercise Facilities,Gated,Paved
Street,Pickleball,Pool,Putting Green,Spa,Tennis Courts

Fireplace Location: Other: None

Assoc Amenities:
Clubhouse,Pickleball,Pool,Security,Spa/Hot Tub,Tennis
Courts

Fireplace: None

Main Heating: Forced Air,Natural Gas

Pool: Heated,Spool

Spa: None, None

Water Heater: Natural Gas

Gas: Natural





Nearby Schools

High School: Mountain View

Middle School: Tortolita

Elementary School: Ironwood



Fees and Taxes

Tax Year: 2023

Assoc Fees Includes: Blanket Ins Policy,Common Area Maint,Gated Community,Street Maint

**Association & Fees: HOA
Amt (Monthly):** \$259

Association & Fees: HOA Payment Frequency: Monthly

