



\$1,100,000

**13510 E SINGING HILLS TRAIL, SONOITA, AZ
85637, USA**

<https://rehomes.us>

Perched against the Coronado National Forest Boundary, abutting the Santa Cruz Mountains, this spectacular home situated on 13.3 scenic acres, awaits you. Million dollar unobstructed views abounding with wildlife and natural habitat give unparalleled privacy. This well designed, spacious Spanish mission style home rests embedded in the gated Sonoita subdivision of Singing Valley South with [...]

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



Janet DuMont Haber



Basics

Category: Residential	Type: Single Family Residence
Status: Active	Bedrooms: 3 beds
Bathrooms: 4.00 baths	Lot size: 580652.00 sq ft
Year built: 1998	MLS #: 22214482
Days On Market: 389	Bathrooms Full: 3
County: Pima	List Number Main: 22214482
Lot Acres: 13.30 acres	Municipality/Zoning: Pima County - RH
Lot Dimensions: Irregular	Township: 19
View: Mountains,Panoramic,Rural,Sunrise,Sunset	

Description

Legal Description: PTN PCL 106 SINGING VALLEY RANCH RS 3/87 AKA N817.58' W710.34' NW4 NW4 13.33 AC SEC 27-19-16

Rooms

Sauna Level: Empire	Kitchen Features: Countertops: Corian,Black Granite
Kitchen Features: Pantry: Walk-In	Kitchen Features: Appliance Color: Stainless
Dining Areas: Breakfast Bar,Dining Area	Extra Room: Arizona Room,Den,Office,Storage
Kitchen Features: Desk,Dishwasher,Electric Oven,Exhaust Fan,Garbage Disposal,Gas Cooktop,Lazy Susan,Microwave,Refrigerator	

Building Details



Lot Features: East/West Exposure,Elevated Lot,Subdivided

of Carport Spaces: 0.00

Basement: No

Construction: Frame - Stucco

of Garage Spaces: 3.00

Style: Spanish Mission

Construction Status: Existing

Garage/Carport Feat: Attached Garage Cabinets,Electric Door Opener,Extended Length,Separate Storage Area

Floor covering: Ceramic Tile

Floor Covering: Other: Area rugs over tile

Main House SqFt: 3095.00 sq ft

Stories: One

Fence: Barbed Wire,Chain Link,Stucco Finish

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: Singing Valley Ranch

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

Horse Property: Yes - By Zoning

Electric: Electric Company: TEP

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Name: Singing Valley South

Home Protection: Offered: No

Driveway: Car(s) Pad,To Property Line

Section: 27

Fire Protection: Included in Taxes

Range: 16.00

Road Type: Dirt

Technology: Tile, Ceiling Speakers,High Speed Internet,Pre-Wired Sat Dish,Pre-Wired Tele Lines,Satellite Dish,Surround Sound,Telephone

Special Listing Conditions: None

Co-op Fee: \$3

Direction: E

Horse Facilities: No

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

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA Transfer Fee: \$0

Association & Fees: HOA Telephone: 520-455-4657 Bunting

Accessibility Option: None

Assessments: \$0

Community: None

Tax Code: 307-13-015N

Property Disclosures: Insurance Claims History Report,Seller Prop Disclosure,Topographic Map

Road Maintenance: HOA

Terms: Cash,Conventional

Listing Office

ListingOfficeName: Long Realty Company

Listing Office Address: 4051 E. Sunrise Dr No. 101, Tucson, AZ 85718

Listing Member Phone: (520) 906-5557

Listing Office Phone: (520) 299-2201

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



Units Information

Unit Level: 1

Amenities & Features

Interior Features: Ceiling Fan(s),Dual Pane Windows,Entertainment Center Built-In,Exposed Beams,Foyer,High Ceilings 9+,Split Bedroom Plan,Storage,Vaulted Ceilings,Walk In Closet(s)

Sewer: Septic

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

Fireplace Location: Other: Family Room,Living Room

Pool: Conventional: No

Assoc Amenities: None

Fireplace: Gas,Wood Burning

Main Heating: Zoned

Pool: None

Spa: None, None

Water Heater: Propane

Gas: Propane

Exterior Features: BBQ,Courtyard,Dog Run,Fountain,Shed,Solar Screens

Neighborhood Feature: Gated,Horses Allowed

Guest Facilities: Other: Split Floorplan

Main Heating: Other: Propane gas

RV Parking: Other: Unseen from others

Laundry: Dryer,Laundry Room,Sink,Washer

Main Cooling: Ceiling Fans,Central Air,Mini-Split,Zoned

Patio/Deck: Enclosed,Patio

Security: Gated,Smoke Detector(s)

Water: Private Well,Pvt Well (Registered)

Window Covering: Stay

Nearby Schools

High School: Call

Elementary School: Call

Middle School: Call



Fees and Taxes

Tax Year: 2021

**Association & Fees: HOA Amt
(Monthly):** \$30

Assoc Fees Includes: Gated Community, Street Maint

Association & Fees: HOA Payment Frequency:
Annually

