



**\$414,900**

**13559 S SONOITA RANCH CIR, VAIL, AZ  
85641, USA**

<https://rehomes.us>

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

Welcome to Sonoita Ranch. A quiet and private community just off the interstate with large lots that feels like you live in town. This energy efficient home features 14' ceilings with an open concept layout, a split bedroom plan, office that could be a 4th bedroom, fresh paint inside and out, new flooring, under cabinet [...]



**Andrew Baehr**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2013

**Days On Market:** 1

**County:** Pima

**Lot Acres:** 0.83 acres

**Lot Dimensions:** 115x306

**View:** Mountains

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 36155.00 sq ft

**MLS #:** 22316648

**Bathrooms Full:** 2

**List Number Main:** 22316648

**Municipality/Zoning:** Pima County - GR1

**Township:** 16

Description

**Legal Description:** Sonoita Ranch Lot 43

Rooms

**Sauna Level:** Vail

**Kitchen Features:** **Pantry:** Closet

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

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

**Kitchen Features:** **Countertops:** Granite

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

**Extra Room:** Office

Building Details



**Lot Features:** Corner Lot,Subdivided

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 2220.00 sq ft

**Stories:** One

**Fence:** None

**Garage/Carport Feat:** Electric Door Opener,Electric Vehicle Charging Station(s)

**Floor covering:** Ceramic Tile, Engineered Wood

**Construction:** Frame - Stucco

**# of Garage Spaces:** 3.00

**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:** N/A

**Landscape - Front: Other:** Desert Plantings,Low Care,Sprinkler/Drip

**Horse Property:** No

**Guest House SqFt:** 0.0000

**Landscape - Rear: Other:** Desert Plantings,Flower Beds,Low Care,Sprinkler/Drip

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** Yes

**Accessibility Option:** None

**Section:** 27

**Attribution Contact:** 507-838-0461

**Tax Code:** 305-19-1000

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

**Road Maintenance:** County

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

**Special Listing Conditions:** None

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

**Direction:** S

**Horse Facilities:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Fire Protection:** Included in Taxes

**Range:** 16.00

**Road Type:** Paved

**Technology:** Tile, Alarm System,Cable TV,High Speed Internet,Smart Thermostat,Telephone

Listing Office



**ListingOfficeName:** Long Realty Company

**Listing Office Phone:** (520) 574-0952

**Listing Office Address:** 10222 E. Rita Rd No. 170,  
Tucson, AZ 85747

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

**Listing Member Phone:** (507) 838-0461

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## Units Information

**Unit Level:** 1

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## Amenities & Features

**Interior Features:** Ceiling Fan(s),Dual Pane  
Windows,High Ceilings 9+,Split Bedroom Plan,Walk In  
Closet(s)

**Neighborhood Feature:** None

**Fireplace Location: Other:** None

**Laundry:** Electric Dryer Hookup

**Main Cooling:** Ceiling Fans,Central Air,Heat Pump

**Patio/Deck:** Covered,Patio,Slab

**Security:** Alarm Installed,Cameras

**Water:** Water Company

**Window Covering:** Stay

**Guest Facilities:** None

**Sewer:** Septic

**Primary Bathroom Features:**  
Double Vanity,Exhaust Fan,Shower &  
Tub

**Pool: Conventional:** No

**Fireplace:** None

**Main Heating:** Electric,Heat Pump

**Pool:** None

**Spa:** None, None

**Water Heater:** Electric

**Gas:** None

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## Nearby Schools

**High School:** Cienega

**Middle School:** Corona Foothills

**Elementary School:** Ocotillo Ridge





# Fees and Taxes

Tax Year: 2022

Association & Fees: HOA Amt  
(Monthly): \$25

Association & Fees: HOA Payment Frequency:  
Quarterly

