



**\$300,000**

- Lots / Land
- Active

## **1364 TORTOLITA MOUNTAIN CIR, ORO VALLEY, AZ 85755, USA**

<https://rehomes.us>



Located in the exclusive golf community of Stone Canyon This private lot with views, sitting on 1.1 acres, is covered in magnificent Sonoran desert vegetation. Property features mature Sahuaros, Palo Verdes and Mesquite trees abound. Wonderful sunrise and Catalina Mountain/Pusch ridge views can be yours. A must see.

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### **Basics**



**Category:** Lots / Land

**Lot size:** 47916.00 sq ft

**County:** Pima

**Entry Timestamp:**  
2023-05-24T11:28:04.774

**Municipality/Zoning:** Oro Valley - PAD

**Township:** 11

**Area:** Northwest

**Status:** Active

**Days On Market:** 36

**List Number Main:** 22311301

**Lot Acres:** 1.10 acres

**Lot Dimensions:** 170' x 96' x 202' x 189' x 208'

**View:** Mountain(s),Panoramic,Sunrise

**Property Use Type:** Residential

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## Description

**Legal Description:** From Parcel:21905011T /Stone Canyon IV Lot 313

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## Building Details

**Lot Features:** Corner Lot,Subdivided

**Fence:** None

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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:** Stone Canyon IV

**Direction:** W

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Section:** 14

**Attribution Contact:** 520-668-8293

**Tax Code:** 219-05-0500

**Property Disclosures:** CC&Rs, Deed Restrictions, Seller Prop Disclosure

**Road Maintenance:** HOA

**Distance to Utilities: Phone:** lot line

**Distance to Utilities: Gas:** lot line

**Distance to Utilities: Electric:** lot line

**Special Listing Conditions:** None

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

**Horse Property:** No

**Subdivision Restrict: Age Restrictions:** No

**Assessments:** \$0

**Community:** Rancho Vistoso-Stone Canyon

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Terms:** Cash, Conventional

**Distance to Utilities: Sewer:** lot line

**Distance to Utilities: Water:** lot line

**Phone: Location:** On Site

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## Listing Office

**Listing Office ShortId:** 16717

**Listing Office Address:** 8540 N. Oracle Rd, Oro Valley, AZ 85704

**Listing Member Phone:** (520) 665-3004

**ListingOfficeName:** Long Realty Company

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

**Office ID:** 20091207184655830878000000

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## Amenities & Features

**Neighborhood Feature:** Gated Community, Golf, Pool, Rec Center, Spa, Tennis Court(s)

**Water:** Water Company

**Electric: Location:** On Site

**Electric:** Electric Company

**Gas: Location:** On Site

**Sewer: Location:** Available



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## Nearby Schools

**High School:** Ironwood Ridge

**Middle School:** Coronado K-8

**School District:** Amphitheater

**Elementary School:** Painted Sky

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## Fees and Taxes

**Tax Year:** 2022

**Taxes:** \$3,359.27

