



**\$175,000**

- Lots / Land
- Active

**13661 N HIDDEN ROCK PL, MARANA, AZ  
85658, USA**

<https://rehomes.us>



This EXCLUSIVE lot sits at the end of a cul-de-sac with excellent privacy, amazing mountain views & spectacular city views. Tucson Mountain & Tortolita Mountains from this spectacular custom home site, come and build your DREAM home! Don't miss the opportunity to own this incredible lot in the highly desirable Canyon Pass at Dove Mountain [...]

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## Basics



**Category:** Lots / Land

**Lot size:** 116741.00 sq ft

**County:** Pima

**Entry Timestamp:**  
2022-07-01T16:30:23.451

**Municipality/Zoning:** Marana - E

**Township:** 11

**Area:** Northwest

**Status:** Active

**Days On Market:** 361

**List Number Main:** 22217266

**Lot Acres:** 2.68 acres

**Lot Dimensions:** Irregular

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

**Property Use Type:** Residential

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## Description

**Legal Description:** Canyon Pass Iv-B At Dove Mountain Lot 248

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## Building Details

**Lot Features:** Cul-De-Sac,Subdivided

**Fence: Other:** 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:** Canyon Pass At Dove Mountain(1-48)

**Direction:** N

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Section:** 19

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Terms:** Cash,Conventional,Submit

**Distance to Utilities: Sewer:** Lot Line

**Distance to Utilities: Water:** Lot Line

**Phone: Location:** Available

**Special Listing Conditions:** None

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

**Horse Property:** No

**Subdivision Restrict: Age Restrictions:** No

**Assessments:** \$0

**Community:** Dove Mountain

**Tax Code:** 218-40-546A

**Property Disclosures:** CC&Rs,Public Airport Vcty,Seller Prop Disclosure

**Road Maintenance:** HOA

**Distance to Utilities: Phone:** Lot Line

**Distance to Utilities: Gas:** Lot Line

**Distance to Utilities: Electric:** Lot Line

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## Listing Office

**Listing Office ShortId:** 286607

**ListingOfficeName:** Tierra Antigua Realty

**Listing Office Address:** 7380 N. La Cholla Blvd, Tucson, AZ 85741

**Listing Office Url:** <https://www.tierraantigua.com/>

**Listing Member Phone:** (520) 405-3648

**Office ID:** 20110322171502288567000000

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## Amenities & Features

**Neighborhood Feature:** Gated Community,Paved Street

**Water:** City

**Water: Location:** Available

**Electric: Location:** Available

**Assoc Amenities:** None

**Gas:** Natural

**Gas: Location:** Available

**Sewer: Location:** Available





## Nearby Schools

<b>High School:</b> Mountain View	<b>School District:</b> Marana
<b>Middle School:</b> Dove Mountain CSTEM K-8	<b>Elementary School:</b> Dove Mountain CSTEM K-8



## Fees and Taxes

<b>Tax Year:</b> 2021	<b>Association &amp; Fees: HOA Amt (Monthly):</b> \$148
<b>Association &amp; Fees: HOA Payment Frequency:</b> Quarterly	<b>Taxes:</b> \$2,297.49

