



\$524,900

**13762 N HERITAGE CANYON DR, MARANA, AZ
85658, USA**

<https://rehomes.us>

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

BEST VALUE SANTA BARBARA in The Highlands. Wonderfully upgraded with 2542 Sq Ft; 3BR/2BA + DEN w/Built-In Bookshelves. Entertainer's Kitchen w/Corian Counter Tops, Extended Wood Cabinetry, Stylish Backsplash and All Appliances Included. Spacious Family Room w/Surround Sound System, Formal Dining Room and Dining Nook, 2 Guest Bedrooms w/Upgraded Guest BATH. Large Owner's Suite w/Room for [...]



Nick Manning

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 2002

Days On Market: 133

County: Pima

Lot Acres: 0.17 acres

Lot Dimensions: Irregular

View: Desert,Mountains

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 7362.00 sq ft

MLS #: 22303543

Bathrooms Full: 2

List Number Main: 22303543

Municipality/Zoning: Marana - MDR

Township: 11

Description

Legal Description: Heritage Highlands III at Dove Mountain; Lot 585

Rooms

Sauna Level: Marana

Kitchen Features: **Pantry:** Closet

Dining Areas: Breakfast Nook,Formal Dining Room

Kitchen Features: Dishwasher,Gas Cooktop,Island,Microwave,Refrigerator

Kitchen Features: **Countertops:** Corian

Kitchen Features: **Appliance Color:** Almond

Extra Room: Den

Building Details

Lot Features: North/South Exposure

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 2542.00 sq ft

Stories: One

Fence: Block

Garage/Carport Feat: Attached Garage Cabinets

Floor covering: Carpet, Ceramic Tile

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

Landscape - Front: Other: Low Care

Horse Property: No

Guest House SqFt: 0.0000

Landscape - Rear: Other: Low Care

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Name: The Highlands

Home Protection: Offered: No

Assessments: \$0

Community: Dove Mountain

Tax Code: 218-53-0440

Property Disclosures: Insurance Claims History Report, Seller Prop Disclosure

Road Maintenance: HOA

Terms: Cash, Conventional, VA

Special Listing Conditions: None

Co-op Fee: \$3

Direction: N

Horse Facilities: No

Electric: Electric Company: TRICO

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: Yes

Association & Fees: HOA Transfer Fee: \$4,410

Association & Fees: HOA Telephone: 520-579-9574

Accessibility Option: Level

Section: 25

Fire Protection: Included in Taxes

Range: 12.00

Road Type: Paved

Technology: Tile, Ceiling Speakers, Surround Sound

Listing Office

ListingOfficeName: Tierra Antigua Realty

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

Listing Member Phone: (520) 437-4540

Listing Office Phone: (520) 318-5290

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



Amenities & Features

Interior Features: Ceiling Fan(s),Dual Pane Windows,High Ceilings 9+	Exterior Features: Plantation Shutters,Waterfall/Pond
Sewer: Connected	Neighborhood Feature: Exercise Facilities,Gated,Golf,Paved Street,Pickleball,Pool,Putting Green,Rec Center,Spa,Tennis Courts
Primary Bathroom Features: Double Vanity,Shower & Tub	Fireplace Location: Other: None
Pool: Conventional: No	Assoc Amenities: Clubhouse
Laundry: Dryer,Laundry Room,Washer	Fireplace: None
Main Cooling: Ceiling Fans,Central Air	Main Heating: Forced Air
Patio/Deck: Covered	Security: Smoke Detector(s)
Spa: None, None	Water: City
Water Heater: Natural Gas	Window Covering: Stay
Gas: Natural	Guest Facilities: None

Nearby Schools

High School: Mountain View	Middle School: Dove Mountain CSTEM K-8
Elementary School: Dove Mountain CSTEM K-8	

Fees and Taxes

Tax Year: 2022	Assoc Fees Includes: Common Area Maint,Gated Community,Street Maint
Association & Fees: HOA Amt (Monthly): \$245	Association & Fees: HOA Payment Frequency: Monthly

