



**\$425,000**

**13808 E LANGTRY LN, TUCSON, AZ 85747, USA**

<https://rehomes.us>

Are you ready for a lifestyle change? We have the perfect property for you! Located in the highly desirable Academy Village this Two Bedroom/Two Bathroom with Den home is sure to please. Built by Miramonte – Altura in 2016, in an Active Adult community just off Old Spanish Trail, you will enjoy the upgrades of [...]

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



**Don Vallee**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 2016

**Days On Market:** 8

**County:** Pima

**Lot Acres:** 0.20 acres

**Lot Dimensions:** Irregular

**View:** Desert,Mountains,Panoramic,Sunrise,Sunset

**Type:** Single Family Residence

**Bedrooms:** 2 beds

**Lot size:** 8897.00 sq ft

**MLS #:** 22321802

**Bathrooms Full:** 2

**List Number Main:** 22321802

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

**Township:** 1

Description

**Legal Description:** ACADEMY VILLAGE (THE) LOT 0087

Rooms

**Sauna Level:** Vail

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

**Kitchen Features:** Dishwasher,Exhaust Fan,Garbage Disposal,Gas Cooktop,Island,Microwave

**Kitchen Features:** Countertops: Granite

**Extra Room:** Den

Building Details

**Lot Features:** Borders Common Area,Subdivided

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1550.00 sq ft

**Stories:** One

**Fence:** None

**Garage/Carport Feat:** Attached Garage/Carport,Extended Length

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Frame - Stucco

**# of Garage Spaces:** 2.00

**Style:** Patio Home,Santa Fe,Southwestern

**Construction Status:** Existing



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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:** Academy Village

**Landscape - Front: Other:** Graded,Low Care

**Horse Property:** No

**Guest House SqFt:** 0.0000

**Landscape - Rear: Other:** Low Care,Shrubs,Trees

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Home Protection: Offered:** No

**Driveway:** Shared

**Section:** 22

**Attribution Contact:** 520-730-1478

**Tax Code:** 205-74-1360

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

**Road Maintenance:** HOA

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

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** Yes

**Association & Fees: HOA Name:** Academy Village

**Accessibility Option:** None

**Assessments:** \$0

**Community:** None

**Fire Protection:** Included in Taxes

**Range:** 16.00

**Road Type:** Paved

**Technology:** Built-Up - Reflect, Cable TV,High Speed Internet

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## Listing Office

**ListingOfficeName:** Long Realty Company

**Listing Office Address:** 1880 E River Road, Suite 120, Tucson, AZ 85718

**Listing Office Phone:** (520) 918-2400

**Listing Member Phone:** (520) 730-1478

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## Amenities & Features



**Interior Features:** Dual Pane Windows,Split Bedroom Plan,Storage,Walk In Closet(s)

**Sewer:** Connected

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

**Water: Other:** Spanish Trail

**Assoc Amenities:** Pool,Recreation Room,Spa/Hot Tub,Tennis Courts

**Fireplace:** None

**Main Heating:** Forced Air,Natural Gas

**Pool:** None

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

**Exterior Features:** None

**Neighborhood Feature:** Athletic Facilities,Exercise Facilities,Paved Street,Pool,Rec Center,Spa,Tennis Courts,Walking Trail

**Fireplace Location: Other:** None

**Pool: Conventional:** No

**Laundry:** Dryer,Laundry Room,Washer

**Main Cooling:** Central Air,ENERGY STAR Qualified Equipment

**Patio/Deck:** Covered,Patio

**Security:** Smoke Detector(s)

**Water:** Water Company

**Window Covering:** Stay

**Guest Facilities:** None

**Nearby Schools**

**High School:** Vail Dist Opt

**Middle School:** Old Vail

**Elementary School:** Ocotillo Ridge

**Fees and Taxes**

**Tax Year:** 2022

**Assoc Fees Includes:** Common Area Maint,Street Maint

**Association & Fees: HOA Amt (Monthly):** \$225

**Association & Fees: HOA Payment Frequency:** Monthly

