



**\$475,000**

**13896 E BROTHERTON ST, VAIL, AZ 85641, USA**

<https://rehomes.us>

Open Concept Home in Del Webb, a 55+ Active Adult Community, this home offers Great Room w/ Dining Area, Kitchen w/ Black Granite Counters, Gas Range, Laundry Rm, Separate Den, 2 Bedrms, both with NEW Carpet, 2 Baths, 2 Car Garage w/ Separate 3rd Car Garage. Del Webbs Popular Pickle Ball Club, Tennis, Putting Green, [...]

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



**Carol Boecher-Whiteaker**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 2010

**Days On Market:** 42

**County:** Pima

**Lot Acres:** 0.15 acres

**Lot Dimensions:** 110x60

**View:** Mountains,Residential

**Type:** Single Family Residence

**Bedrooms:** 2 beds

**Lot size:** 6621.00 sq ft

**MLS #:** 22411903

**Bathrooms Full:** 2

**List Number Main:** 22411903

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

**Township:** 16

Description

**Legal Description:** From Parcel: 30505097E/Four Seasons Phase 1 Lot 283

Rooms

**Sauna Level:** Vail

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

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

**Kitchen Features:** Dishwasher,Gas Range,Microwave,Refrigerator

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

**Kitchen Features:** **Appliance Color:** Black

**Extra Room:** Den

Building Details



**Lot Features:** North/South Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 2228.00 sq ft

**Stories:** One

**Fence:** Block

**Garage/Carport Feat:** Additional Garage,Electric Door Opener

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Frame - Stucco,Stucco Finish,Wood Frame

**# of Garage Spaces:** 3.00

**Style:** Contemporary

**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:** Del Webb at Rancho Del Lago Phase II SQ20112850077

**Landscape - Front: Other:** Decorative Gravel,Low Care

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** Yes

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** Rancho Del Lago

**Tax Code:** 305-73-2830

**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

**Landscape - Rear: Other:** Decorative Gravel,Low Care

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** None

**Section:** 3

**Fire Protection:** Included in Taxes

**Range:** 16.00

**Road Type:** Paved

**Technology:** Tile, Alarm System,Cable TV

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## 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:** (520) 407-8645

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## Units Information

**Unit Level:** 1

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## Amenities & Features

**Interior Features:** Ceiling  
Fan(s),Dual Pane Windows,Walk In  
Closet(s)

**Exterior Features:** BBQ

**Sewer:** Connected

**Neighborhood Feature:** Athletic Facilities,Exercise  
Facilities,Gated,Pickleball,Pool,Putting Green,Tennis Courts

**Primary Bathroom Features:**  
Double Vanity,Exhaust Fan,Shower  
Only

**Fireplace Location: Other:** None

**Pool: Conventional:** No

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

**Laundry:** Dryer,Electric Dryer  
Hookup,Laundry Room,Washer

**Fireplace:** None

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

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

**Patio/Deck:** Patio

**Security:** Alarm Installed,Smoke Detector(s)

**Spa:** None, None

**Water:** City,Water Company

**Water Heater:** Natural Gas

**Window Covering:** Stay

**Gas:** Natural

**Guest Facilities:** None

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## Nearby Schools

**High School:** Cienega

**Middle School:** Old Vail

**Elementary School:** Ocotillo Ridge





# Fees and Taxes

**Tax Year:** 2023

**Assoc Fees Includes:** Garbage Collection

**Association & Fees: HOA Amt (Monthly):** \$236

