



\$425,000

**13935 OLD RANCH HOUSE RD, MARANA, AZ
85658, USA**

<https://rehomes.us>

- Lots / Land
- Active



This breathtaking property is situated in one of Arizona's most prestigious developments, Saguaro Ranch, which boasts over 17,000 saguaros in this exclusive 11-acre Sonoran Desert sanctuary. This uniquely positioned 5+ acre lot allows you to enjoy panoramic views of the radiant sunsets and sunrises surrounded by the natural beauty of the desert. Accompanying this majestic [...]

Basics



Category: Lots / Land

Lot size: 196456.00 sq ft

County: Pima

Entry Timestamp: 2023-11-05T09:27:08.166

Municipality/Zoning: Marana - RD180

Township: 11

Area: Northwest

Status: Active

Days On Market: 8

List Number Main: 22324108

Lot Acres: 4.51 acres

Lot Dimensions: Irregular

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

Property Use Type: Residential

Description

Legal Description: Saguaro Ranch Lot 32

Building Details

Lot Features: Subdivided

Fence: None

Miscellaneous



Compensation Disclaimer: The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.

Special Listing Conditions: None

Co-op Fee: \$3

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Name: Saguaro Ranch

Section: 20

Fire Protection: Included in Taxes

Range: 13.00

Road Type: Paved

Terms: Cash, Conventional, Submit

Distance to Utilities: Sewer: N/A

Distance to Utilities: Water: Lot line

Phone: Location: On Site

UnBranded Virtual Tour:

https://drive.google.com/file/d/1oClmWZstARUEhtDXakq-AMCiKembksel/view?usp=drive_link

Subdivision Name: Saguaro Ranch (9-52) Blks. 1-4

Horse Property: No

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA Transfer Fee: \$350

Assessments: \$0

Community: None

Tax Code: 219-10-0500

Property Disclosures: CC&Rs, Deed Restrictions, Plat Map, Seller Prop Disclosure, Site Plan

Road Maintenance: HOA

Distance to Utilities: Phone: Lot line

Distance to Utilities: Gas: Lot line

Distance to Utilities: Electric: Lot line

Listing Office

Listing Office ShortId: 3524

Listing Office Address: 8388 E Hartford Dr # 100, Scottsdale, AZ 85255

Listing Member Phone: (602) 753-8179

ListingOfficeName: HomeSmart

Listing Office Url: <http://www.homesmart.com>

Office ID: 20091207185433084647000000

Amenities & Features



Sewer: None

Electric: Electric Company

Water: City

Water: Location: On Site

Neighborhood Feature: Gated Community,Legal Access,Paved Street

Assoc Amenities: Clubhouse,Pool,Recreation Room,Spa/Hot Tub,Tennis Court(s)

Gas: Natural

Gas: Location: On Site

Nearby Schools

High School: Mountain View

Middle School: Tortolita

School District: Marana

Elementary School: Ironwood

Fees and Taxes

Tax Year: 2023

Association & Fees: HOA Payment Frequency: Quarterly

Association & Fees: HOA Amt (Monthly): \$408

Taxes: \$5,429.04

