



**\$451,000**

**14040 E VIA DEL ABRIGO, VAIL, AZ 85641, USA**

<https://rehomes.us>

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

Nestled in the heart of Vail, this incredible property boasts 3 bedrooms & 2 bathrooms spread over 1,999 square feet of living space. As you step inside, you'll immediately appreciate the open floor plan with an abundance of natural light. The kitchen is a delight, complete with corian countertops & ample storage space. The adjacent [...]



**Robin Alvarez**

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**Basics**



**Category:** Residential  
**Status:** Active  
**Bathrooms:** 2.00 baths  
**Year built:** 2004  
**Days On Market:** 59  
**County:** Pima  
**Lot Acres:** 0.34 acres  
**Lot Dimensions:** 125x120  
**View:** Mountains,Residential

**Type:** Single Family Residence  
**Bedrooms:** 3 beds  
**Lot size:** 14780.00 sq ft  
**MLS #:** 22309449  
**Bathrooms Full:** 2  
**List Number Main:** 22309449  
**Municipality/Zoning:** Pima County - CR2  
**Township:** 16

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## Description

**Legal Description:** Rincon Trails Lot 169

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## Rooms

<b>Sauna Level:</b> Vail	<b>Kitchen Features: Countertops:</b> Corian
<b>Kitchen Features: Pantry:</b> Closet	<b>Dining Areas:</b> Breakfast Bar,Formal Dining Room
<b>Extra Room:</b> Storage	<b>Kitchen Features:</b> Dishwasher,Garbage Disposal,Refrigerator

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## Building Details

<b>Lot Features:</b> Subdivided	<b>Garage/Carport Feat:</b> Attached Garage/Carport,Electric Door Opener
<b># of Carport Spaces:</b> 0.00	<b>Floor covering:</b> Carpet, Ceramic Tile, Vinyl
<b>Basement:</b> No	<b>Construction:</b> Frame - Stucco,Stucco Finish
<b>Main House SqFt:</b> 1999.00 sq ft	<b># of Garage Spaces:</b> 2.00
<b>Stories:</b> One	<b>Style:</b> Santa Fe
<b>Fence:</b> Block,Stucco Finish	<b>Construction Status:</b> 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:** Rincon Trails (1-505)

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

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 205-87-4190

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

**Road Maintenance:** County

**Terms:** Cash,Conventional,VA

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

**Landscape - Rear: Other:** Desert Plantings,Shrubs,Trees

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

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## Listing Office

**ListingOfficeName:** Keller Williams Southern Arizona

**Listing Office Address:** 1745 E. River Rd., Suite 245, Tucson, AZ 85718

**Listing Member Phone:** (520) 202-6537

**Listing Office Phone:** (520) 615-8400

**Listing Office Url:**  
<http://www.https://1kwsa.com>

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## Amenities & Features



**Interior Features:** Ceiling Fan(s),Dual Pane Windows,Skylights,Split Bedroom Plan

**Sewer:** Connected

**Primary Bathroom Features:** Double Vanity,Jetted Tub

**Water: Other:** Saguaro Water Co

**Laundry:** In Garage

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

**Patio/Deck:** Covered,Patio

**Security:** Smoke Detector(s)

**Water Heater:** Natural Gas

**Gas:** Natural

**Exterior Features:** Shed,Waterfall/Pond

**Neighborhood Feature:** Basketball Court,Jogging/Bike Path,Walking Trail

**Fireplace Location: Other:** Family Room

**Pool: Conventional:** Yes

**Fireplace:** Bee Hive

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

**Pool:** Heated,Solar Pool Heater

**Spa:** None, None

**Window Covering:** Stay

**Guest Facilities:** None

## Nearby Schools

**High School:** Vail High School

**Middle School:** Old Vail

**Elementary School:** Ocotillo Ridge

## Fees and Taxes

**Tax Year:** 2022

**Association & Fees: HOA Amt (Monthly):** \$30

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

