



\$460,000

14094 E VIA DEL ABRIGO, VAIL, AZ 85641, USA

<https://rehomes.us>

In the sought-after Rincon Trails community is an exceptional opportunity awaiting. This splendid residence graces a generous .35-acre corner lot, offering abundant space both in the front and back yards. Step inside to discover an inviting great room floorplan with a captivating open-concept layout with a spacious Den and numerous distinctive custom touches. Exceptional kitchen [...]

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



Denise Newton



Basics

Category: Residential	Type: Single Family Residence
Status: Active	Bedrooms: 3 beds
Bathrooms: 2.00 baths	Lot size: 15371.00 sq ft
Year built: 2005	MLS #: 22404783
Days On Market: 16	Bathrooms Full: 2
County: Pima	List Number Main: 22404783
Lot Acres: 0.35 acres	Municipality/Zoning: Pima County - CR2
Lot Dimensions: 124' x115'x 130'x 119'	Township: 16
View: Residential	

Description

Legal Description: RINCON TRAILS LOT 166

Rooms

Sauna Level: Vail	Kitchen Features: Countertops: Solid surface
Kitchen Features: Appliance Color: Stainless	Dining Areas: Breakfast Bar,Dining Area,Great Room
Extra Room: Den	Kitchen Features: Dishwasher,Electric Cooktop,Garbage Disposal,Microwave

Building Details



Lot Features: Corner Lot	Garage/Carport Feat: Attached Garage/Carport
# of Carport Spaces: 0.00	Floor covering: Carpet, Ceramic Tile, Engineered Wood
Basement: No	Construction: Frame - Stucco,Stucco Finish
Main House SqFt: 1700.00 sq ft	# of Garage Spaces: 2.00
Stories: One	Style: Contemporary
Fence: Block	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: Rincon Trails (1-505)

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

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA Name: Rincon Trails

Home Protection: Offered: No

Assessments: \$0

Community: None

Tax Code: 205-87-4160

Property Disclosures: Insurance Claims History Report,Seller Prop Disclosure

Road Maintenance: City

Terms: Cash,Conventional,FHA,Submit,VA

Special Listing Conditions: None

Co-op Fee: \$3

Direction: E

Horse Facilities: No

Landscape - Rear: Other: Decorative Gravel,Low Care,Shrubs,Trees,Vegetable Garden

Subdivision Restrict: Deed Restrictions: No

Association & Fees: HOA: Yes

Association & Fees: HOA Telephone: 520-297-0797

Accessibility Option: None

Section: 3

Fire Protection: Included in Taxes

Range: 16.00

Road Type: Paved

Technology: Built-Up - Reflect, None

Listing Office



ListingOfficeName: Realty Executives Arizona Terr

Listing Office Phone: (520) 207-0903

Listing Office Address: 6444 E Tanque Verde Rd,
Tucson, AZ 85715

Listing Office Url:
www.RealtyExAz.com

Listing Member Phone: (520) 977-5577

Units Information

Unit Level: 1

Amenities & Features

Interior Features: Ceiling Fan(s),Dual Pane Windows,Split Bedroom Plan,Vaulted Ceilings

Sewer: Connected

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

Patio/Deck: Other: Porch

Laundry: In Garage,Sink

Main Cooling: Ceiling Fans,Central Air

Patio/Deck: Covered,Patio

Security: None

Water: City,Water Company

Window Covering: Stay

Guest Facilities: None

Exterior Features: BBQ-Built-In,Native Plants,Outdoor Kitchen

Neighborhood Feature: Sidewalks

Fireplace Location: Other: None

Pool: Conventional: No

Fireplace: None

Main Heating: Natural Gas

Pool: None

Spa: None, None

Water Heater: Natural Gas

Gas: Natural

Nearby Schools

High School: Vail Dist Opt

Middle School: Old Vail

Elementary School: Ocotillo Ridge





Fees and Taxes

Tax Year: 2023

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

Association & Fees: HOA Payment Frequency:
Quarterly

