



1488 N CATTLE TANK DR, VAIL, AZ 85641, USA

<https://rehomes.us>

Why wait to build? This beautiful home offers an open great-room design with 12' ceilings! This popular floor-plan comes with a split bedroom design, large center island in the kitchen, covered patio, and an oversized 3 car garage. While the home is located on a large lot (Almost 1 acre) which gives plenty of room [...]

\$628,300

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



Timothy Looney

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 2023

Days On Market: 30

County: Pima

Lot Acres: 0.96 acres

Lot Dimensions: 193' x 180' x 261' x 213'

View: Mountains,Sunrise

Type: Single Family Residence

Bedrooms: 4 beds

Lot size: 42122.00 sq ft

MLS #: 22324461

Bathrooms Full: 2

List Number Main: 22324461

Municipality/Zoning: Pima County - GR1

Township: 17

Description

Legal Description: From Parcel:30540016A /Andrada Ranch Lot 61

Rooms

Sauna Level: Vail

Kitchen Features: **Pantry:** Walk-In

Dining Areas: Breakfast Bar,Dining Area

Kitchen Features: Dishwasher,Electric Cooktop,Garbage Disposal,Island,Microwave

Kitchen Features: **Countertops:** Buyers Choice

Extra Room: **Other:** Formal Dining

Extra Room: Den,Office

Building Details



Lot Features: East/West
Exposure,Subdivided

of Carport Spaces: 0.00

Floor Covering: Other: Buyers Choice

Main House SqFt: 2439.00 sq ft

Stories: One

Fence: Block

Garage/Carport Feat: Attached
Garage/Carport,Electric Door Opener,Extended
Length

Basement: No

Construction: Frame - Stucco,Stucco Finish

of Garage Spaces: 3.00

Style: Contemporary,Ranch

Construction Status: New Construction

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: Andrada Ranch Estates

Landscape - Front: Other: Decorative Gravel,Low
Care,Shrubs,Sprinkler/Drip,Trees

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Home Protection: Offered: Yes

Accessibility Option: Level

Assessments: \$0

Community: None

Tax Code: 305-40-1940

Road Type: Paved

Technology: Tile, High Speed Internet,Pre-Wired Sat
Dish,Smart Panel

Special Listing Conditions: Public
Report

Co-op Fee: \$3

Direction: N

Horse Facilities: No

Landscape - Rear: Other: None

**Subdivision Restrict: Deed
Restrictions:** Yes

Association & Fees: HOA: Yes

Home Protection: Plan By: Builder

Driveway: Car(s) Pad

Section: 3

Fire Protection: Included in Taxes

Range: 16.00

Road Maintenance: County

Terms: Cash,Conventional,VA

Listing Office



ListingOfficeName: Realty Executives Arizona Territory

Listing Office Phone: (520) 585-4720

Listing Office Address: 9172 S Houghton Rd No. 110, Tucson, AZ 85747

Listing Office Url: www.RealtyExAz.com

Listing Member Phone: (520) 906-6251

Amenities & Features

Interior Features: Dual Pane Windows,High Ceilings 9+,Insulated Windows,Low Emissivity Windows,Split Bedroom Plan,Walk In Closet(s)

Neighborhood Feature: Park,Paved Street

Fireplace Location: Other: None

Assoc Amenities: Park

Fireplace: None

Main Heating: Electric,Forced Air

Security: Smoke Detector(s)

Water: Water Company

Window Covering: None

Guest Facilities: None

Sewer: Septic

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

Pool: Conventional: No

Laundry: Laundry Room

Main Cooling: Ceiling Fans Pre-Wired,Central Air

Patio/Deck: Covered

Spa: None, None

Water Heater: Electric

Gas: None

Nearby Schools

High School: Vail Dist Opt

Elementary School: Acacia

Middle School: Old Vail

Fees and Taxes



Tax Year: 2023

Association & Fees: HOA Amt (Monthly): \$25

Assoc Fees Includes: Common Area Maint

Association & Fees: HOA Payment Frequency: Quarterly

