



**\$285,000**

## **195 CAM OCEANO, RIO RICO, AZ 85648, USA**

<https://rehomes.us>

This beautiful new construction 3/BR 2/BA home features beautiful window covering , flooring throughout all living areas. Granite countertops, dark colored cabinetry. 9 ' ceilings. Custom tile in showers. It's new and ready for its new owner. Corner Lot with a large covered patio , enough room for your RV

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



**Carmen Pottinger**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 2023

**Days On Market:** 22

**County:** Santa Cruz

**Lot Acres:** 0.43 acres

**Lot Dimensions:** irr

**View:** Mountains,Residential

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 18730.00 sq ft

**MLS #:** 22312002

**Bathrooms Full:** 2

**List Number Main:** 22312002

**Municipality/Zoning:** Other - CALL

**Township:** 22

Description

**Legal Description:** SUB RIO RICO RANCHETTES UNIT NO.17 LOT 100 OF BLK 497

Rooms

**Sauna Level:** Santa Cruz Valley United School District #35

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

**Kitchen Features:** **Appliance Color:** Stainless

**Dining Areas:** Dining Area

**Extra Room:** None

Building Details

**Lot Features:** Corner Lot

**Garage/Carport Feat:** None

**# of Carport Spaces:** 0.00

**Floor covering:** Vinyl

**Basement:** No

**Construction:** Frame - Stucco

**Main House SqFt:** 1554.00 sq ft

**# of Garage Spaces:** 2.00

**Stories:** One

**Style:** Modern

**Fence:** None

**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:** Rio Rico Ranchettes 17

**Landscape - Front: Other:** Natural Desert

**Horse Facilities:** No

**Landscape - Rear: Other:** Natural Desert

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** No

**Accessibility Option:** None

**Section:** 15

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Chip/Seal

**Technology:** Tile, None

**Special Listing Conditions:** No SPDS,Public Report

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

**Horse Property:** No

**Electric: Electric Company:** Unisource

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** Yes

**Assessments:** \$0

**Community:** Rio Rico Ranchettes East

**Tax Code:** 133-01-216

**Property Disclosures:** None

**Road Maintenance:** County

**Terms:** Cash,Conventional,FHA,USDA,VA

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## Listing Office

**ListingOfficeName:** Carm's Realty LLC

**Listing Office Address:** 1790 N. Mastick Way, Suite E, Nogales, AZ 85621

**Listing Office Phone:** (520) 281-8281

**Listing Member Phone:** (520) 313-9007

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## Units Information

**Unit Level:** 1



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## Amenities & Features

**Interior Features:** Ceiling Fan(s),High Ceilings  
9+,Walk In Closet(s)

**Sewer:** Septic

**Primary Bathroom Features:** Shower & Tub

**Pool: Conventional:** No

**Fireplace:** None

**Main Heating:** Electric

**Pool:** None

**Spa:** None, None

**Water Heater:** Electric

**Gas:** None

**Exterior Features:** None

**Neighborhood Feature:** None

**Fireplace Location: Other:** None

**Laundry:** Laundry Room

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

**Patio/Deck:** Patio

**Security:** None

**Water:** Water Company

**Window Covering:** None

**Guest Facilities:** None

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## Nearby Schools

**High School:** Rio Rico High School

**Middle School:** Calabasas Middle School

**Elementary School:** Mountain View Elementary

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## Fees and Taxes

**Tax Year:** 2022

