



**\$22,000**

**15380 W DIAMOND BELL RANCH RD,  
TUCSON, AZ 85736, USA**

<https://rehomes.us>

- Lots / Land
- Active



Diamond Bell Ranch offers this 1.15 acre to build your custom home, enjoy Southern Arizona's sunsets, starry nights and an abundance of wildlife. Mountain views to your southeast and you can see the glow from Tucson and Marana. Right off of a paved road and no HOA.

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## Basics



**Category:** Lots / Land

**Lot size:** 49876.00 sq ft

**List Number Main:** 22317668

**Lot Acres:** 1.15 acres

**Lot Dimensions:** 19 x 422 x 100 x 265 x 215

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

**Property Use Type:** Residential

**Status:** Active

**County:** Pima

**Entry Timestamp:** 2023-08-17T10:31:19.439

**Municipality/Zoning:** Pima County - CR1

**Township:** 16

**Area:** Extended Southwest

Description

**Legal Description:** From Parcel:001010010 /Diamond Bell Ranch Tucson Unit 7 Lot 294

Building Details

**Lot Features:** North/South Exposure

**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.

**Subdivision Name:** Diamond Bell Ranch - Tucson Unit 7 (1-416)

**Horse Property:** Yes - By Zoning

**Subdivision Restrict: Age Restrictions:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 301-65-2940

**Property Disclosures:** None

**Road Maintenance:** County

**Distance to Utilities: Phone:** N/A

**Distance to Utilities: Gas:** Unknown

**Distance to Utilities: Electric:** 430 feet

**Special Listing Conditions:** None

**Co-op Fee:** \$5

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** No

**Section:** 35

**Fire Protection:** Included in Taxes

**Range:** 10.00

**Road Type:** Paved

**Terms:** Cash,Owner Carry

**Distance to Utilities: Sewer:** Needs septic

**Distance to Utilities: Water:** 100 feet

**Phone: Location:** None

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## Listing Office

**Listing Office ShortId:** 70204  
**ListingOfficeName:** Coldwell Banker Realty

**Listing Office Address:** 180 W. Continental #100, Green Valley, AZ 85622  
**Listing Office Url:** [http://https://www.coldwellbankerhomes.com/az/green-valley/office/green-valley-continental/oid\\_3118/](http://https://www.coldwellbankerhomes.com/az/green-valley/office/green-valley-continental/oid_3118/)

**Listing Member Phone:** (520) 425-1428  
**Office ID:** 20091207184808506877000000

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## Amenities & Features



**Sewer:** Septic

**Electric:** Electric Company

**Water:** **Location:** Available

**Electric:** **Location:** Available

**Neighborhood Feature:** Horses Allowed

**Gas:** Natural

**Gas:** **Location:** Unknown

**Sewer:** **Location:** None

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## Nearby Schools

**High School:** Marana

**Middle School:** Altar Valley

**School District:** Altar Valley

**Elementary School:** Robles

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## Fees and Taxes

**Tax Year:** 2022

**Taxes:** \$47.31

