



**\$85,000**

**1776 S PALO VERDE AVE, TUCSON, AZ 85713, USA**

<https://rehomes.us>

- 2 beds
- 1.00 bath
- Condominium
- Residential
- Active

Central Tucson upstairs 2 bed/1 bath coop unit. Dual pane windows, newer floors, AC. Enclosed patio (called a bump out) can be an office, storage, reading nook and more! Mountain views! Carport parking spot is right outside building. Monthly fee covers: property taxes, water, sewer, trash, roof, pest control, pool, grounds, parking area and more! [...]



**Liane Wong**

---

**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 1.00 bath

**Year built:** 1962

**Days On Market:** 42

**County:** Pima

**Lot Acres:** 0.00 acres

**Township:** 14

**Type:** Condominium

**Bedrooms:** 2 beds

**Lot size:** 0.00 sq ft

**MLS #:** 22325818

**Bathrooms Full:** 1

**List Number Main:** 22325818

**Municipality/Zoning:** Tucson - R3

**View:** Mountains,Residential

## Description

**Legal Description:** Citation Park Resub Ctrl Ptn N Ptn Blk D

## Rooms

**Sauna Level:** TUSD

**Dining Areas:** Dining Area

**Kitchen Features:** Electric Oven,Electric Range,Refrigerator

**Laundry Level:** Community Room

**Extra Room:** None

## Building Details

**Lot Features:** North/South Exposure

**# of Carport Spaces:** 1.00

**Basement:** No

**Main House SqFt:** 850.00 sq ft

**Stories:** Two

**Fence:** None

**Garage/Carport Feat:** None

**Floor covering:** Ceramic Tile, Laminate

**Construction:** Brick

**# of Garage Spaces:** 0.00

**Style:** Contemporary

**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:** N/A

**Landscape - Front: Other:** Low Care

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Asphalt

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Transfer Fee:** \$300

**Association & Fees: HOA Telephone:**  
520-493-2275

**Accessibility Option:** None

**Section:** 21

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Built-Up - Reflect, Telephone

**Special Listing Conditions:** None

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

**Direction:** S

**Horse Facilities:** No

**Landscape - Rear: Other:** Low Care

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Name:** Citation Garden #6

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 130-08-3890

**Property Disclosures:** Lead-Based Paint, Military Airport Vcty, Seller Prop Disclosure

**Road Maintenance:** City

**Terms:** Cash

---

## Listing Office

**ListingOfficeName:** Centra Realty

**Listing Office Address:** 532 N. 4th Ave. No. 100,  
Tucson, AZ 85705

**Listing Member Phone:** (520) 444-3432

**Listing Office Phone:** (520) 882-0767

**Listing Office Url:**  
<http://www.centra.com>

---

## Units Information

**Unit Level:** 2



---

## Amenities & Features

**Interior Features:** Dual Pane Windows  
**Sewer:** Connected  
**Primary Bathroom Features:** Shower & Tub  
**Pool: Conventional:** No  
**Fireplace:** None  
**Main Heating:** Electric  
**Security:** Wrought Iron Security Door  
**Water:** City  
**Window Covering:** Stay  
**Guest Facilities:** None

**Exterior Features:** None  
**Neighborhood Feature:** None  
**Fireplace Location: Other:** None  
**Assoc Amenities:** Pool  
**Main Cooling:** Ceiling Fans,Central Air  
**Patio/Deck:** Enclosed  
**Spa:** None, None  
**Water Heater:** Natural Gas  
**Gas:** Natural

---

## Nearby Schools

**High School:** Tucson  
**Elementary School:** Robison

**Middle School:** Mansfeld

---

## Fees and Taxes

**Tax Year:** 2023  
**Assoc Fees Includes:** Common Area Maint,Exterior Mnt of Unit,Front Yard Maint,Garbage Collection,Pest Control,Roof Repair,Roof Replacement,Sewer,Water  
**Association & Fees:** HOA Amt (Monthly): \$239  
**Association & Fees: HOA Payment Frequency:** Monthly

