



BATHROOM FLOOR PLAN OPTION:  
SHOWER ONLY

**\$284,900**

- 1 bed
- 1.00 bath
- Condominium
- Residential
- Active



## 2032 E RIVER RD, TUCSON, AZ 85718, USA

<https://rehomes.us>

PHASE 3 of NEW CONSTRUCTION: Placita Escondida is located at the highly desirable corner of River and Campbell with direct Riverwalk access and walking distance to dozens of restaurants, businesses, and high-end boutique shopping. Select from high end designer selected finishes and upgrades. Photos show model pictures! Sales office open by appointment only. Units are [...]



**Jeremy Courtney**

### Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 1.00 bath

**Year built:** 2024

**Days On Market:** 18

**County:** Pima

**Lot Acres:** 0.00 acres

**Township:** 13

**Type:** Condominium

**Bedrooms:** 1 bed

**Lot size:** 0.00 sq ft

**MLS #:** 22406532

**Bathrooms Full:** 1

**List Number Main:** 22406532

**Municipality/Zoning:** Tucson - R3

**View:** City,Sunset

## Description

**Legal Description:** PLACITA ESCONDIDA CONDOMINIUMS BLDG 16 UNIT 204 & 1/204 % INT COMMON AREA

## Rooms

**Sauna Level:** TUSD

**Extra Room:** None

**Dining Areas:** Dining Area

**Kitchen Features:** Refrigerator

## Building Details

**Lot Features:** Adjacent to Wash

**# of Carport Spaces:** 1.00

**Basement:** No

**Window Covering:** **Other:** Shutters

**Construction:** Frame - Stucco

**# of Garage Spaces:** 0.00

**Style:** Contemporary

**Garage/Carport Feat:** Covered Parking

**Floor covering:** Vinyl

**Style:** **Other:** Condo

**Fence:** **Other:** community fence/wall

**Main House SqFt:** 765.00 sq ft

**Stories:** One

**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:** Placita Escondida Bldgs  
18-20 Units 1-204

**Direction:** E

**Horse Facilities:** No

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** Yes

**Driveway:** None

**Section:** 20

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Built-Up, Smart Thermostat

**Special Listing Conditions:** None

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

**Horse Property:** No

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** None

**Assessments:** \$0

**Community:** None

**Tax Code:** 108-25-4310

**Property Disclosures:** Other

**Road Maintenance:** HOA

**Terms:** Cash, Conventional

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## Listing Office

**ListingOfficeName:** Andy Courtney Properties, Ltd.

**Listing Office Address:** 6430 N Swan Rd  
Ste100/110, Tucson, AZ 85718

**Listing Member Phone:** (520) 229-7265

**Listing Office Phone:** (520) 290-5700

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

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## Units Information

**Unit Level:** 2

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## Amenities & Features



**Exterior Features:** BBQ-Built-In

**Neighborhood Feature:** Pool,Spa

**Primary Bathroom Features:** Double Vanity

**Water: Other:** HOA

**Assoc Amenities:** Maintenance,Pool,Spa/Hot Tub

**Fireplace:** None

**Main Heating:** Forced Air

**Security:** Shutters

**Water Heater:** Electric

**Guest Facilities:** None

**Sewer:** Connected

**Electric:** TEP Guarantee

**Fireplace Location: Other:** None

**Pool: Conventional:** Yes

**Laundry:** Laundry Room

**Main Cooling:** Central Air

**Patio/Deck:** Balcony,Covered

**Spa:** Conventional, Conventional

**Gas:** None

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## Nearby Schools

**High School:** Catalina

**Elementary School:** Davidson

**Middle School:** Doolen

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## Fees and Taxes

**Tax Year:** 2023

**Assoc Fees Includes:** Common Area Maint,Exterior Mnt of Unit,Front Yard Maint,Garbage Collection,Roof Repair,Roof Replacement,Sewer,Street Maint,Water

**Association & Fees:**  
**HOA Amt (Monthly):**  
\$225

**Association & Fees: HOA Payment Frequency:** Quarterly

