



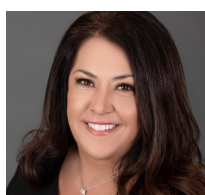
\$1,450,000

2308 N SOLDIER TRAIL, TUCSON, AZ 85749, USA

<https://rehomes.us>

NEW CONSTRUCTION DESIGNER HOME backed up to the lake on Hole 18, over 300 ft of contiguous property line shared with the lake, and Rincon Mountain views! This 3198 sq ft, 4 BR/3.5 BA with office and media room is beautifully situated between mature mesquite trees with large east facing rear patio is ready to [...]

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



Dana Pavelich

Basics



Category: Residential

Status: Active

Bathrooms: 4.00 baths

Year built: 2024

Days On Market: 7

County: Pima

Lot Acres: 0.83 acres

Lot Dimensions: Irregular

View: Golf Course,Lake,Mountains,Sunrise

Type: Single Family Residence

Bedrooms: 4 beds

Lot size: 36076.00 sq ft

MLS #: 22401715

Bathrooms Full: 3

List Number Main: 22401715

Municipality/Zoning: Pima County - CR1

Township: 14

Description

Legal Description: Forty Niners Country Club Estates III Lot 2 Exc Ely Tri Pin

Rooms

Sauna Level: Tanque Verde

Kitchen Features: Countertops: Quartz

Dining Areas: Breakfast Bar,Dining Area,Great Room

Kitchen Features: Dishwasher,Exhaust Fan,Garbage Disposal,Gas Range,Microwave

Laundry Level: Cabinets

Kitchen Features: Appliance Color: Black

Extra Room: Media,Office

Building Details

Lot Features: Cul-De-Sac,East/West Exposure,On Golf Course

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 3198.00 sq ft

Stories: One

Fence: None

Garage/Carport Feat: Electric Door Opener

Floor covering: Ceramic Tile

Construction: Frame - Stucco

of Garage Spaces: 3.00

Style: Contemporary,Modern

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: Forty Niners Country Club Estates

Landscape - Front: Other: Decorative Gravel,Desert Plantings,Low Care,Natural Desert,Trees

Horse Property: No

Builder/New Constr.: Builder License #: 342175

Electric: Electric Company: TEP

Driveway: Paved: Pavers

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA Transfer Fee: \$0

Association & Fees: HOA Telephone: 520-546-9010

Accessibility Option: Door Levers,Entry,Roll-In Shower

Assessments: \$0

Community: None

Tax Code: 205-49-156D

Property Disclosures: Seller Prop Disclosure

Road Maintenance: County

Terms: Cash,Conventional,FHA,Submit,VA

Special Listing Conditions:
None

Co-op Fee: \$3

Direction: N

Horse Facilities: No

Builder/New Constr.: License Status: Active

Landscape - Rear: Other:
Decorative Gravel

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Name: Forty Niners Country

Home Protection: Offered:
No

Driveway: To Property Line

Section: 5

Fire Protection: Subscription

Range: 16.00

Road Type: Paved

Technology: Metal, Cable TV,High Speed Internet

Listing Office

ListingOfficeName: Realty Executives AZ Territory

Listing Office Address: 18767 S Nogales Highway Ste 12, Green Valley, AZ 85614

Listing Member Phone: (520) 861-9662

Listing Office Phone: (520) 284-9977

Listing Office Url:
www.RealtyExAz.com



Units Information

Unit Level: 1

Amenities & Features

Interior Features: Dual Pane Windows,Exposed Beams,Foyer,High Ceilings 9+,Low Emissivity Windows

Sewer: Connected

Primary Bathroom Features: Double Vanity,Dual Flush Toilet,Exhaust Fan,Shower & Tub,Soaking Tub

Pool: Conventional: No

Laundry: Electric Dryer Hookup,Laundry Room,Sink

Main Cooling: Ceiling Fans,Central Air,Zoned

Patio/Deck: Covered,Paver

Spa: None, None

Water Heater: Natural Gas

Gas: Natural

Exterior Features: Native Plants

Neighborhood Feature: Exercise Facilities,Golf,Lake,Paved Street,Putting Green,Rec Center,Tennis Courts

Fireplace Location: Other: Great Room

Assoc Amenities: None

Fireplace: Wood Burning

Main Heating: Forced Air,Natural Gas

Security: None

Water: City

Window Covering: None

Guest Facilities: None

Nearby Schools

High School: Tanque Verde

Middle School: Emily Gray

Elementary School: Tanque Verde

Fees and Taxes



Tax Year: 2023

**Association & Fees: HOA Amt
(Monthly):** \$55

Assoc Fees Includes: None

Association & Fees: HOA Payment Frequency:
Monthly

