



\$75,000

- Lots / Land
- Active

244 S VAUGHN CANYON PL, SAHUARITA, AZ 85629, USA

<https://rehomes.us>



Newly Reduced Price: CUSTOM LOT OPPORTUNITY in GATED MADERA ESTATES! Enjoy Sunrise and Sunset Vistas from this private cul-de-sac homesite. This 35,342 sq ft homesite is bordered with surrounding NAOS. Build your own floorplan on your own timeline on your own beautiful homesite. * Buyer to build in accordance with Madera Highlands HOA, CCRS and [...]

Basics



Category: Lots / Land

Lot size: 35342.00 sq ft

County: Pima

Entry Timestamp:
2023-03-31T12:55:53.498

Municipality/Zoning: Sahuarita - R1

Township: 18

Area: Green Valley Northeast

Status: Active

Days On Market: 90

List Number Main: 22307078

Lot Acres: 0.83 acres

Lot Dimensions: Irregular 46; x 28' x 199 ' x 286' x 265'

View: Panoramic,Sunrise,Sunset

Property Use Type: Residential

Description

Legal Description: Madera Highlands Village 22 Lot 24aka MADERA ESTATES Lot 24

Building Details

Lot Features: Cul-De-Sac,East/West 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: Madera Highlands Villages 11-14 & 16-23

Direction: S

Subdivision Restrict: **Age Restrictions:** No

Association & Fees: **HOA Name:** Cadden Management

Assessments: \$8,198

Fire Protection: Included in Taxes

Range: 13.00

Road Type: Paved

Terms: Cash

Distance to Utilities: **Sewer:** on site

Distance to Utilities: **Water:** on site

Phone: **Location:** Available

Special Listing Conditions: Public Report

Co-op Fee: \$6

Horse Property: No

Association & Fees: **HOA:** Yes

Association & Fees: **HOA Telephone:** 520-297-0797

Community: Madera Highlands Village

Tax Code: 304-31-5650

Property Disclosures: CC&Rs, Plat Map, Public Airport Vcty, Public report

Road Maintenance: HOA

Distance to Utilities: **Phone:** on site

Distance to Utilities: **Gas:** on site

Distance to Utilities: **Electric:** on site

Listing Office

Listing Office ShortId: 53296

Listing Office Address: 600 W. Gurley St. #100, Prescott, AZ 86305

Office ID: 20221117200014154233000000

ListingOfficeName: Dorn Realty

Listing Member Phone: (602) 570-7877

Amenities & Features

Neighborhood Feature: Basketball Court, Gated Community, Park, Paved Street, Pool, Tennis Court(s), Walking Trail

Assoc Amenities: Pool, Tennis Court(s)

Water: **Location:** On Site

Electric: **Location:** On Site

Electric: Electric Company

Water: City

Gas: **Location:** On Site

Sewer: **Location:** On Site



Nearby Schools

High School: Walden Grove **School District:** Continental Elementary School District #39
Middle School: Continental **Elementary School:** Continental

Fees and Taxes

Tax Year: 2023	Association & Fees: HOA Amt (Monthly): \$112.80
Association & Fees: HOA Payment Frequency: Quarterly	Taxes: \$832.49

