



**\$310,500**

## **25307 E OLD DUSTY TRAIL, BENSON, AZ 85602, USA**

<https://rehomes.us>

This charming 4 bedroom/3 bathroom home on 4.13 acres in Benson offers spacious living, scenic mountain views and spectacular sunsets. An office/den conveniently located between the primary bedroom and diving room provides a quiet workspace. While the kitchen area awaits your customization, there is ample space for dining and entertaining. This home boasts a large [...]

- 4 beds
- 3.00 baths
- Manufactured Home
- Residential
- Active



**Elaine Grace**

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## **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2005

**Days On Market:** 5

**County:** Pima

**Lot Acres:** 4.13 acres

**Lot Dimensions:** 545' x 332' x 541' x 305'

**View:** Desert,Mountains,Panoramic,Sunrise,Sunset

**Type:** Manufactured Home

**Bedrooms:** 4 beds

**Lot size:** 179903.00 sq ft

**MLS #:** 22415484

**Bathrooms Full:** 3

**List Number Main:** 22415484

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

**Township:** 16

## Description

**Legal Description:** Ptn W. 556.77' S330.49" Parcel 8 RanchoDel Cielo Rs 16/53 Ptn Sec 4 Ne 4 4.13A

## Rooms

**Sauna Level:** Vail

**Extra Room:** Den

**Dining Areas:** Formal Dining Room

**Kitchen Features:** Dishwasher,Gas Range,Microwave,Refrigerator

## Building Details

**Lot Features:** North/South Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Construction:** Metal

**# of Garage Spaces:** 0.00

**Style:** Ranch

**Garage/Carport Feat:** None

**Floor covering:** Carpet, Vinyl

**Fence: Other:** Combo

**Main House SqFt:** 2034.00 sq ft

**Stories:** One

**Construction Status:** N/A

## 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:** Unsubdivided

**Landscape - Front: Other:** Natural Desert

**Horse Property:** No

**Electric: Electric Company:** Sulphur Springs

**Landscape - Rear: Other:** Natural Desert

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Name:** Rancho del Cielo

**Home Protection: Offered:** Yes

**Accessibility Option:** None

**Assessments:** \$0

**Community:** None

**Tax Code:** 306-10-0960

**Property Disclosures:** Insurance Claims History Report, Seller Prop Disclosure

**Road Maintenance:** HOA

**Terms:** Cash, Conventional, FHA, VA

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

**Security: Other:** Security Front Door

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Telephone:** 520-471-2219

**Home Protection: Plan By:** American Home Shield

**Driveway:** Circular

**Section:** 36

**Fire Protection:** Included in Taxes

**Range:** 18.00

**Road Type:** Dirt

**Technology:** Shingle, High Speed Internet, Satellite Dish

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## Listing Office

**ListingOfficeName:** Listing Office **Phone:** (520) 625-1112  
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)  
610-2829

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## Units Information



Unit Level: 1

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## Amenities & Features

**Interior Features:** Ceiling Fan(s),Split Bedroom Plan,Vaulted Ceilings,Walk In Closet(s)

**Sewer:** Septic

**Primary Bathroom Features:** Separate Shower(s),Soaking Tub

**Pool: Conventional:** No

**Fireplace:** None

**Main Heating:** Floor Furnace

**Pool:** None

**Water:** Shared Well,Well Agreement

**Window Covering:** Stay

**Guest Facilities:** None

**Exterior Features:** Native Plants

**Neighborhood Feature:** Horse Facilities,Horses Allowed

**Fireplace Location: Other:** None

**Laundry:** Dryer,Laundry Room,Washer

**Main Cooling:** Central Air

**Patio/Deck:** None

**Spa:** None, None

**Water Heater:** Electric

**Gas:** Propane

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## Nearby Schools

**High School:** Cienega

**Middle School:** Old Vail

**Elementary School:** Acacia

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## Fees and Taxes

**Tax Year:** 2023

**Assoc Fees Includes:** Common Area Maint,Street Maint

**Association & Fees: HOA Amt (Monthly):** \$17

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

