



**\$620,000**

**2535 N FONTANA AVE, TUCSON, AZ 85705, USA**

<https://rehomes.us>

- 3 beds
- 2.00 baths
- Single Family Residence
- Residential
- Active

Value is in the land! approx 1650' sq. ft home sits on the corner of a 35,000 sq. ft lot of R-2 property. Seller may sell the home or land separate if buyer interested in doing the lot split at buyer's expense. SFR is currently being rented at \$1600 per month. Tenants are on a [...]



**Sheila Myers-Moore**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1975

**Days On Market:** 299

**County:** Pima

**Lot Acres:** 0.81 acres

**Lot Dimensions:** rectangular 120'x300'

**View:** Mountains,Sunset

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 35194.00 sq ft

**MLS #:** 22224200

**Bathrooms Full:** 2

**List Number Main:** 22224200

**Municipality/Zoning:** Tucson - R2

**Township:** 13

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## Description

**Legal Description:** CORONADO HEIGHTS LOT 5 BLK 52

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## Rooms

**Sauna Level:** Amphitheater

**Dining Areas:** Dining Area

**Kitchen Features:** Countertops: granite

**Extra Room:** None

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## Building Details

**Lot Features:** East/West Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1650.00 sq ft

**Stories:** One

**Fence:** Wood

**Garage/Carport Feat:** None

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Brick,Frame - Stucco

**# of Garage Spaces:** 0.00

**Style:** Bungalow

**Construction Status:** Existing

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## 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:** Coronado Heights

**Landscape - Front: Other:** Desert Plantings,Trees

**Horse Property:** No

**Guest House SqFt:** 0.0000

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

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Driveway:** To Property Line

**Section:** 36

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Technology:** Shingle, None

**Special Listing Conditions:** No SPDS,None

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

**Direction:** N

**Horse Facilities:** No

**Electric: Electric Company:** TEP

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** No

**Accessibility Option:** Roll-In Shower

**Assessments:** \$0

**Community:** None

**Tax Code:** 10714090C

**Property Disclosures:** Lead-Based Paint

**Road Maintenance:** City

**Terms:** Cash,Conventional,Owner Carry,Submit,VA

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## Listing Office

**ListingOfficeName:** S A Moore Realty Services, LLC

**Listing Office Address:** 1846 E Innovation Park Dr, Tucson, AZ 85739

**Listing Member Phone:** (520) 954-2323

**Listing Office Phone:** (520) 954-2323

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

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## Units Information

**Unit Level:** 1



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## Amenities & Features

**Interior Features:** Ceiling Fan(s),Walk In Closet(s)

**Sewer:** Connected

**Primary Bathroom Features:** Shower Only

**Pool: Conventional:** No

**Fireplace:** None

**Main Heating:** Heat Pump

**Pool:** None

**Spa:** None, None

**Water Heater:** Electric

**Gas:** Natural

**Exterior Features:** None

**Neighborhood Feature:** None

**Fireplace Location: Other:** None

**Laundry:** Laundry Room

**Main Cooling:** Heat Pump

**Patio/Deck:** None

**Security:** None

**Water:** City

**Window Covering:** None

**Guest Facilities:** None

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## Nearby Schools

**High School:** Amphitheater

**Elementary School:** Keeling

**Middle School:** Amphitheater

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## Fees and Taxes

**Tax Year:** 2022

