



**\$335,000**

**2601 W FLAMEBROOK RD, TUCSON, AZ  
85741, USA**

<https://rehomes.us>

Sweet 3 bedroom - 2 bath home on a corner lot. Community has pool, spa and large park with playground & fields! Home has an open concept with vaulted ceilings and split bedroom plan. Ceiling fans, recessed lights, dimmer switches, wood plank flooring, faux wood blinds. Kitchen has granite counter, gas stove, natural light and [...]

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



**Rachel Balls**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1985

**Days On Market:** 6

**County:** Pima

**Lot Acres:** 0.15 acres

**Lot Dimensions:** Irregular

**View:** None

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 6708.00 sq ft

**MLS #:** 22401604

**Bathrooms Full:** 2

**List Number Main:** 22401604

**Municipality/Zoning:** Pima County - CR4

**Township:** 13

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## Description

**Legal Description:** Meadowbrook Lot 26

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## Rooms

**Sauna Level:** Amphitheater

**Kitchen Features: Appliance Color:** Stainless

**Extra Room:** None

**Kitchen Features: Countertops:** granite

**Dining Areas:** Dining Area

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

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## Building Details

**Lot Features:** Corner Lot, North/South Exposure, Subdivided

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1330.00 sq ft

**Stories:** One

**Fence:** Wood

**Garage/Carport Feat:** Attached Garage/Carport, Electric Door Opener

**Floor covering:** Engineered Wood

**Construction:** Frame - Stucco

**# of Garage Spaces:** 2.00

**Style:** Contemporary

**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:** Meadowbrook (1-56)

**Landscape - Front: Other:** Flower Beds,Low Care,Trees

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Name:** Meadowbrook

**Home Protection: Offered:** No

**Driveway:** Car(s) Pad,To Property Line

**Section:** 9

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Technology:** Shingle, Cable TV,High Speed Internet

**Special Listing Conditions:** None

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

**Direction:** W

**Horse Facilities:** No

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

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Telephone:** 520.797.3224

**Accessibility Option:** Level

**Assessments:** \$0

**Community:** None

**Tax Code:** 101-11-0290

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

**Road Maintenance:** City

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

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## Listing Office

**ListingOfficeName:** Tierra Antigua Realty

**Listing Office Address:** 7380 N. La Cholla Blvd, Tucson, AZ 85741

**Listing Member Phone:** (520) 971-7415

**Listing Office Phone:** (520) 318-5290

**Listing Office Url:** <https://www.tierraantigua.com/>

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## Units Information



**Unit Level:** 1

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## Amenities & Features

**Interior Features:** Bay Window,Cathedral Ceilings,Ceiling Fan(s),Dual Pane Windows,Skylights,Water Purifier,Water Softener

**Sewer:** Connected

**Primary Bathroom Features:** Double Vanity,Shower Only

**Pool: Conventional:** No

**Laundry:** Laundry Room

**Main Cooling:** Central Air

**Patio/Deck:** Covered,Patio,Slab

**Security:** Wrought Iron Security Door

**Water:** Water Company

**Window Covering:** Stay

**Guest Facilities:** None

**Exterior Features:** Shed

**Neighborhood Feature:** Park,Paved Street,Pool

**Fireplace Location: Other:** None

**Assoc Amenities:** Park,Pool,Recreation Room,Spa/Hot Tub

**Fireplace:** None

**Main Heating:** Forced Air,Natural Gas

**Pool:** None

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

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## Nearby Schools

**High School:** Amphitheater

**Elementary School:** Walker

**Middle School:** La Cima

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## Fees and Taxes

**Tax Year:** 2023

**Association & Fees: HOA Amt (Monthly):** \$30

**Assoc Fees Includes:** Common Area Maint

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

