



**\$265,000**

## **2617 E COCONINO VISTA, TUCSON, AZ 85713, USA**

<https://rehomes.us>

Discover comfort & affordability in this beautifully remodeled home, boasting nearly 1,000 square feet of thoughtfully designed space. Both the roof & HVAC are newer, giving you peace of mind & cost savings! The kitchen features brand new white shaker cabinets, granite countertops and stainless steel appliances, including a gas range. Beautiful LVP flooring throughout [...]

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



**Melissa Rich**

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## **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1953

**Days On Market:** 3

**County:** Pima

**Lot Acres:** 0.17 acres

**Lot Dimensions:** 72' x 104' x 71' x 105'

**View:** Residential

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 7473.00 sq ft

**MLS #:** 22319332

**Bathrooms Full:** 2

**List Number Main:** 22319332

**Municipality/Zoning:** Tucson - R1

**Township:** 14

Description

**Legal Description:** WESTERN HILLS NO 1 LOT 15 BLK 8

Rooms

**Sauna Level:** TUSD

**Kitchen Features:** Appliance Color: Stainless

**Extra Room:** None

**Kitchen Features: Countertops:** Granite

**Dining Areas:** Dining Area

**Kitchen Features:** Dishwasher,Garbage Disposal,Gas Range

Building Details

**Lot Features:** Subdivided

**# of Carport Spaces:** 1.00

**Basement:** No

**Main House SqFt:** 982.00 sq ft

**Stories:** One

**Fence:** Block,Chain Link

**Garage/Carport Feat:** Attached Garage/Carport

**Floor covering:** Carpet, Laminate

**Construction:** Slump Block

**# of Garage Spaces:** 0.00

**Style:** Ranch

**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:** Western Hills Addition NO. 1

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

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 132-09-1590

**Property Disclosures:** Insurance Claims History Report,Lead-Based Paint,Military Airport Vcty,Seller Prop Disclosure

**Road Maintenance:** City

**Terms:** Cash,Conventional,VA

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

**Landscape - Rear: Other:** Shrubs,Trees

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** No

**Accessibility Option:** None

**Section:** 29

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Rolled, None

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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) 406-0689

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

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

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## Amenities & Features



**Interior Features:** Ceiling Fan(s)  
**Sewer:** Connected  
**Primary Bathroom Features:** Shower Only  
**Pool: Conventional:** No  
**Fireplace:** None  
**Main Heating:** Gas Pac,Natural Gas  
**Security:** Smoke Detector(s),Window Bars  
**Water:** City  
**Window Covering:** None  
**Guest Facilities:** None

**Exterior Features:** Shed  
**Neighborhood Feature:** Paved Street  
**Fireplace Location: Other:** None  
**Laundry:** Outside  
**Main Cooling:** Central Air,Gas  
**Patio/Deck:** Covered  
**Spa:** None, None  
**Water Heater:** Electric  
**Gas:** Natural

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## Nearby Schools

**High School:** Catalina  
**Elementary School:** Cavett

**Middle School:** Utterback-Magnet

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## Fees and Taxes

**Tax Year:** 2022

