



**\$499,000**

## **265 S PARK AVE, TUCSON, AZ 85719, USA**

<https://rehomes.us>

Absolutely gorgeous home in the Lost Barrio/San Antonio with C-3 zoning! Nestled behind a lovely walled entry gate with offstreet parking, in the bustling arts district, steps to Tooleys, Rustica, eclectic arts & furniture galleries. With commercial zoning, it's no wonder it's been a cantina, a vintage shop, and earns 30k for its owner as [...]

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



**Susan Denis**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1980

**Days On Market:** 1

**County:** Pima

**Lot Acres:** 0.06 acres

**Lot Dimensions:** 50x58x50x57

**View:** Residential,Sunset

**Type:** Single Family Residence

**Bedrooms:** 2 beds

**Lot size:** 2483.00 sq ft

**MLS #:** 22321309

**Bathrooms Full:** 2

**List Number Main:** 22321309

**Municipality/Zoning:** Tucson - C3

**Township:** 14

Description

**Legal Description:** University Heights S50' Lot 8 Blk 56

Rooms

**Sauna Level:** TUSD

**Kitchen Features:**

**Countertops:** mexican tile

**Dining Areas:** Dining Area

**Dining Areas:** Other: Outdoor dining room

**Extra Room:** Other: Outdoor Living Room

**Kitchen Features:** Desk,Dishwasher,Electric Cooktop,Electric Oven,Exhaust Fan,Refrigerator

Building Details

**Lot Features:** Adjacent to Alley,Corner Lot,East/West Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1027.00 sq ft

**Stories:** One

**Fence:** Masonry

**Garage/Carport Feat:** None

**Floor covering:** Ceramic Tile, Mexican Tile, Wood

**Construction:** Concrete Block,Stucco Finish

**# 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:** University Heights

**Landscape - Front: Other:**  
Shrubs,Sprinkler/Drip,Trees

**Horse Property:** No

**Guest House SqFt:** 0.0000

**Landscape - Rear: Other:** None

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** No

**Accessibility Option:** None

**Section:** 18

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Built-Up, Cable TV,High Speed Internet

**Special Listing Conditions:** None

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

**Direction:** S

**Horse Facilities:** No

**Electric: Electric Company:** tep

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 124-12-1410

**Property Disclosures:** Insurance Claims History Report,Military Airport Vcty,Public Airport Vcty,Seller Prop Disclosure

**Road Maintenance:** City

**Terms:** Cash,Conventional

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## Listing Office

**ListingOfficeName:** Tierra Antigua Realty

**Listing Office Address:** 1650 E River Rd., Suite 202, Tucson, AZ 85718

**Listing Member Phone:** (520) 977-8503

**Listing Office Phone:** (520) 544-2335

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

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## Amenities & Features



**Exterior Features:** BBQ,Native Plants

**Neighborhood Feature:** Historic,Sidewalks

**Fireplace Location: Other:** Living Room

**Laundry:** In Kitchen

**Main Cooling:** Central Air

**Patio/Deck:** Enclosed,Patio

**Spa:** None, None

**Water Heater:** Electric

**Gas:** None

**Sewer:** Connected

**Primary Bathroom Features:** Shower & Tub

**Pool: Conventional:** No

**Fireplace:** See Remarks,Wood Burning

**Main Heating:** Forced Air

**Security:** Wrought Iron Security Door

**Water:** City

**Window Covering:** Stay

**Guest Facilities:** None

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## Nearby Schools

**High School:** Tucson

**Elementary School:** Sam Hughes

**Middle School:** Mansfeld

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## Fees and Taxes

**Tax Year:** 2022

