



**\$439,000**

**2750 E CROYDEN ST, TUCSON, AZ 85716, USA**

<https://rehomes.us>

House is a "fixer-upper", with great potential upside, given neighborhood and location. 2150+ sq. ft. 3BR, 2 and 1/2 Bath, large living room and kitchen areas, covered carport. Currently livable condition, but overall needs upgrades. Cooling is currently large evaporative, so one or two AC or heat pumps would be expected improvement. Flat roof. No leaking. Roof periodically re-coated, [...]

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



**Ronnie Spece**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 1947

**Days On Market:** 12

**County:** Pima

**Lot Acres:** 0.23 acres

**Lot Dimensions:** 117x95x115x78

**View:** Residential,Wooded

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 10193.00 sq ft

**MLS #:** 22417723

**Bathrooms Full:** 2

**List Number Main:** 22417723

**Municipality/Zoning:** Tucson - R1

**Township:** 14

Description

**Legal Description:** Broadmoor Lot 12 Blk 8 Historic Property

Rooms

**Sauna Level:** TUSD

**Dining Areas:** Dining Area

**Extra Room: Other:** Off Kitchen

**Kitchen Features:** Dishwasher,Electric Range,Exhaust Fan,Microwave,Refrigerator

Building Details

**Lot Features:** Adjacent to Alley,North/South Exposure

**# of Carport Spaces:** 1.00

**Basement:** No

**Main House SqFt:** 2142.00 sq ft

**Stories:** One

**Fence:** Masonry

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

**Floor covering:** Carpet, Mexican Tile

**Construction:** Brick,Frame

**# of Garage Spaces:** 0.00

**Style:** Territorial

**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:** Broadmoor

**Landscape - Front: Other:** Desert Plantings,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:** 129-02-3330

**Property Disclosures:** Lead-Based Paint,Military Airport Vcty,Public Airport Vcty,Unknown

**Road Maintenance:** City

**Terms:** Cash,Conventional

**Special Listing Conditions:** Fix Up

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

**Direction:** E

**Horse Facilities:** No

**Landscape - Rear: Other:** Trees

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** No

**Accessibility Option:** Level

**Section:** 17

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Chip/Seal

**Technology:** Built-Up, None

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## Listing Office

**ListingOfficeName:** At Home Desert Realty **Listing Office Phone:** (520) 305-9766

**Listing Office Address:** 120 E Congress St, Tucson, AZ 85701 **Listing Office Url:** <http://www.athomedesertrealty.com>

**Listing Member Phone:** (520) 549-2051

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## Amenities & Features



**Interior Features:** Exposed Beams,Walk In Closet(s)

**Sewer:** Connected

**Primary Bathroom Features:** 2 Primary Baths,Shower & Tub

**Pool: Conventional:** No

**Fireplace:** Wood Burning

**Main Heating:** Forced Air

**Security:** None

**Water:** City

**Window Covering:** Some

**Guest Facilities:** None

**Exterior Features:** Native Plants

**Neighborhood Feature:** Historic,Lighted,Paved Street,Street Lights,Walking Trail

**Fireplace Location: Other:** Living Room

**Laundry:** Dryer,In Kitchen,Washer

**Main Cooling:** Evaporative Cooling

**Patio/Deck:** Covered

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

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## Nearby Schools

**High School:** Tucson

**Elementary School:** Robison

**Middle School:** Mansfeld

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## Fees and Taxes

**Tax Year:** 2023

