



\$545,000

30580 S SAND HURST LN, ORACLE, AZ 85623, USA

<https://rehomes.us>

- 2 beds
- 3.00 baths
- Townhouse
- Residential
- Active

This Bria model Villa is nestled inside the gated community of Saddlebrook Ranch within proximity to the Ranch House Clubhouse, offering casual & fine dining, resort-style pool, golf course, fitness & sport facilities, dog park and more! Enjoy the social gathering spaces inside this beautiful Robson Community while meeting new friendly neighbors! This 2 bedroom, [...]



Greg Walker

Basics



Category: Residential

Status: Active

Bathrooms: 3.00 baths

Year built: 2021

Days On Market: 1

County: Pinal

Lot Acres: 0.10 acres

Lot Dimensions: 45x95x45x95x45

View: Desert,Mountains,Sunset

Type: Townhouse

Bedrooms: 2 beds

Lot size: 4275.00 sq ft

MLS #: 22400543

Bathrooms Full: 2

List Number Main: 22400543

Municipality/Zoning: Oracle - CR3

Township: 10

Description

Legal Description: Lot 27 of Saddlebrooke Ranch Unit 21A Accord to the plat of Record Pinal County File Num 2020-011223

Rooms

Sauna Level: Oracle

Kitchen Features: **Countertops:** Quartz

Dining Areas: Dining Area

Kitchen Features: **Appliance Color:** Stainless

Kitchen Features: Convection Oven,Energy Star Qualified Dishwasher,Energy Star Qualified Refrigerator,Garbage Disposal,Gas Cooktop,Gas Oven,Microwave

Extra Room: Den

Building Details



Lot Features: Borders Common Area,East/West Exposure,Elevated Lot

of Carport Spaces: 0.00

Floor Covering: Other: Luxery Vinyl Plank

Main House SqFt: 1837.00 sq ft

Stories: One

Fence: Masonry,Stucco Finish

Garage/Carport Feat: Electric Door Opener

Basement: No

Construction: Frame - Stucco

of Garage Spaces: 2.00

Style: Patio Home

Construction Status: Existing

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: Saddlebrooke Ranch

Landscape - Front: Other: Decorative Gravel,Desert Plantings,Low Care,Shrubs,Sprinkler/Drip,Trees

Horse Property: No

Electric: Electric Company: Trico

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: Yes

Association & Fees: HOA Transfer Fee: \$350

Association & Fees: HOA Telephone: 408-422-3225

Accessibility Option: Door Levers,Level

Section: 4

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Tile, Alarm System,Cable TV,High Speed Internet,Pre-Wired Sat Dish,Smart Panel,Smart Thermostat,Telephone

Special Listing Conditions: None

Co-op Fee: \$3

Direction: S

Horse Facilities: No

Landscape - Rear: Other: Artificial Turf,Decorative Gravel,Low Care,Natural Desert,Shrubs,Sprinkler/Drip

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Name: Saddle Brooke Ranch

Home Protection: Offered: No

Assessments: \$0

Community: None

Tax Code: 305-15-560

Property Disclosures: Seller Prop Disclosure

Road Maintenance: HOA

Terms: Cash,Conventional,Submit,VA



Listing Office

ListingOfficeName: Victory Realty LLC

Listing Office Phone: (808)
268-9075

Listing Office Address: 32054 S Flat Rock Dr, Oracle,
AZ 85623

Listing Member Phone: (808)
268-9075

Units Information

Unit Level: 1

Amenities & Features

Interior Features: Ceiling Fan(s),Energy Star Air
Pkg,ENERGY STAR Qualified Windows,High Ceilings
9+,Low Emissivity Windows,Water Purifier

Sewer: Connected

Primary Bathroom Features: Double Vanity,Exhaust
Fan,Shower Only

Patio/Deck: Other: Built in BBQ/Fridge

Assoc Amenities:
Clubhouse,Maintenance,Pickleball,Pool,Recreation
Room,Security,Spa/Hot Tub,Tennis Courts

Fireplace: None

Main Heating: Forced Air

Security: Alarm Installed,Carbon Monoxide
Detectors,Smoke Detector(s)

Water: Water Company

Window Covering: Stay

Guest Facilities: None

Exterior Features: BBQ-Built-
In,Courtyard,Outdoor Kitchen,See
Remarks

Neighborhood Feature: Exercise
Facilities,Golf,Lake,Paved
Street,Pickleball,Pool,Rec
Center,Spa,Tennis Courts,Walking
Trail

Fireplace Location: Other: None

Pool: Conventional: No

Laundry: Energy Star Qualified
Dryer,Energy Star Qualified
Washer,Gas Dryer Hookup,Laundry
Room

Main Cooling: Central Air,Gas,Whole
House Fan,Zoned

Patio/Deck: Covered,Patio

Spa: None, None

Water Heater: Natural Gas

Gas: Natural





Nearby Schools

High School: Canyon Del Oro

Middle School: Mountain Vista

Elementary School: Mountain Vista



Fees and Taxes

Tax Year: 2022

Assoc Fees Includes: Common Area Maint,Exterior Mnt of Unit,Gated Community,Roof Replacement,Street Maint

**Association & Fees: HOA
Amt (Monthly):** \$424

Association & Fees: HOA Payment Frequency: Semi-Annually

