



\$824,900

**320 W SAGUARO ARM TRAIL, ORO VALLEY,
AZ 85755, USA**

<https://rehomes.us>

SELLER OFFERING \$10,000 TOWARDS BUYERS CLOSING COSTS. A 2537 sq ft Contemporary style home with Southern Exposure and un-restricted views of the Catalina Mountains and Tortolita Mountains, and is situated on an "oversized" corner lot, backing to the "Vistoso Trails Nature Preserve" in the highly sought-after gated community of Rancho Vistoso Highlands in Oro Valley. [...]

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



John Billings

Basics



Category: Residential

Status: Active

Bathrooms: 3.00 baths

Year built: 2022

Days On Market: 11

County: Pima

Lot Acres: 0.21 acres

Lot Dimensions: Irregular

View: Mountains

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 9148.00 sq ft

MLS #: 22419002

Bathrooms Full: 2

List Number Main: 22419002

Municipality/Zoning: Oro Valley - PAD

Township: 11

Description

Legal Description: Rancho Vistoso Parcel 10-J / Lot 39

Rooms

Sauna Level: Amphitheater

Kitchen Features: **Pantry:** Walk-In

Dining Areas: Breakfast Bar,Breakfast Nook,Dining Area

Kitchen Features: Dishwasher,Electric Cooktop,Electric Oven,Exhaust Fan,Garbage Disposal,Gas Hookup Available,Island,Microwave,Refrigerator,Water Purifier

Kitchen Features: **Countertops:** Granite

Kitchen Features: **Appliance Color:** Stainless

Extra Room: Bonus Room,Den

Building Details



Lot Features: Borders Common Area,Corner Lot,North/South Exposure,Subdivided

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 2537.00 sq ft

Stories: One

Fence: Block,View Fence

Garage/Carport Feat: Epoxy Floors, Attached Garage/Carport,Electric Door Opener

Floor covering: Carpet, Ceramic Tile

Construction: Frame - Stucco

of Garage Spaces: 2.00

Style: Contemporary

Construction Status: Existing

Miscellaneous

Compensation Disclaimer: .

Subdivision Name: Rancho Vistoso
Parcel 10-J Resub SQ20180960001

Direction: W

Horse Facilities: No

Landscape - Rear: Other: Decorative Gravel,Low Care,Shrubs,Sprinkler/Drip,Trees

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Accessibility Option: None

Section: 24

Fire Protection: Included in Taxes

Range: 13.00

Road Type: Paved

Technology: Tile, Cable TV,High Speed Internet,Smart Panel

Special Listing Conditions: None

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

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Pavers

Subdivision Restrict: Age Restrictions: No

Home Protection: Offered: No

Assessments: \$0

Community: Rancho Vistoso

Tax Code: 219-23-3380

Property Disclosures: Insurance Claims History Report,Seller Prop Disclosure

Road Maintenance: HOA

Terms: Assumption,Cash,Conventional,Submit,VA

Listing Office



ListingOfficeName: Long Realty Company

Listing Office Address: 8540 N. Oracle Rd, Oro Valley, AZ 85704

Listing Member Phone: (520) 247-4459

Listing Office Phone: (520) 918-6500

Listing Office Url:
<http://www.LongRealty.com>

Units Information

Unit Level: 1

Amenities & Features

Interior Features: Ceiling Fan(s),Dual Pane Windows,High Ceilings 9+

Neighborhood Feature: Gated,Jogging/Bike Path,Park,Paved Street,Sidewalks,Tennis Courts,Walking Trail

Fireplace Location: Other: None

Assoc Amenities: Maintenance,Park,Tennis Courts

Fireplace: None

Main Heating: Forced Air,Natural Gas,Zoned

Security: Gated,Smoke Detector(s)

Water: Water Company

Window Covering: Stay

Guest Facilities: None

Sewer: Connected

Primary Bathroom Features: Double Vanity,Exhaust Fan,Separate Shower(s),Soaking Tub

Pool: Conventional: No

Laundry: Dryer,Laundry Room,Washer

Main Cooling: Ceiling Fans,Central Air,Zoned

Patio/Deck: Covered

Spa: None, None

Water Heater: Natural Gas

Gas: Natural

Nearby Schools

High School: Ironwood Ridge

Elementary School: Painted Sky

Middle School: Coronado K-8





Fees and Taxes

Tax Year: 2023	Assoc Fees Includes: Common Area Maint,Gated Community,Street Maint
Association & Fees: HOA Amt (Monthly): \$144	Association & Fees: HOA Payment Frequency: Quarterly

