



\$885,000

32440 CATTLE TRL, ORACLE, AZ 85623, USA

<https://rehomes.us>

Mountain and desert views abound in this Tesoro floor plan offering tranquility & space to make you feel at home! Opening to the desert and Tortolita Montains, the backyard hot tub offers relaxation and stunning views. Chef's kitchen offers a generous island, upgraded quartz countertops, designer backsplash and upgraded Stainless Steel appliances. The tranquil primary [...]

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



Judith Yazzie

Basics



Category: Residential

Status: Active

Bathrooms: 4.00 baths

Year built: 2020

Days On Market: 13

County: Pinal

Lot Acres: 0.20 acres

Lot Dimensions: Irregular

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 8749.00 sq ft

MLS #: 22402668

Bathrooms Full: 3

List Number Main: 22402668

Municipality/Zoning: Oracle - CR3

View: Desert,Mountains,Panoramic,Sunset

Description

Legal Description: LOT 24 OF SADDLEBROOKE RANCH UNIT SIX ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE PINAL COUNTY RECORDER, ARIZO

Rooms

Sauna Level: Other

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

Dining Areas: Breakfast Bar,Dining Area

Kitchen Features: Convection Oven,Dishwasher,Electric Oven,Exhaust Fan,Garbage Disposal,Gas Cooktop,Island,Microwave,Refrigerator

Kitchen Features: **Countertops:** Quartz

Kitchen Features: **Appliance Color:** Stainless

Extra Room: None

Building Details



Lot Features: Adjacent to Wash,Borders Common Area,East/West Exposure

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 2546.00 sq ft

Stories: One

Fence: None

Garage/Carport Feat: Additional Garage,Electric Door Opener,Extended Length

Floor covering: Carpet, Ceramic Tile

Construction: Frame,Stucco Finish

of Garage Spaces: 3.00

Style: Contemporary,Southwestern

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

Horse Property: No

Electric: Electric Company: trico

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: Yes

Association & Fees: HOA Name: saddlebrooke Ranch

Accessibility Option: Door Levers,Entry,Roll-In Shower

Community: None

Tax Code: 305-15-4790

Road Type: Paved

Technology: Tile, High Speed Internet,Smart Panel

Special Listing Conditions: None

Co-op Fee: \$3

Direction: S

Horse Facilities: No

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

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Home Protection: Offered: No

Assessments: \$0

Fire Protection: Included in Taxes

Property Disclosures: Insurance Claims History Report,Seller Prop Disclosure

Road Maintenance: HOA

Terms: Cash,Conventional



Listing Office

ListingOfficeName: Realty One Group Integrity

Listing Office Phone: (520)
447-5922

Listing Office Address: 8387 N Oracle Rd Ste 100,
Tucson, AZ 85704

Listing Member Phone: (541)
891-5362

Amenities & Features

Interior Features: Ceiling Fan(s),Dual
Pane Windows,High Ceilings 9+,Split
Bedroom Plan,Storage,Walk In
Closet(s),Water Softener

Sewer: Connected

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

Pool: Conventional: No

Laundry: Dryer,Sink,Storage,Washer

Main Cooling: Ceiling Fans,Central
Air,Zoned

Patio/Deck: Covered,Patio

Security: Carbon Monoxide
Detectors,Gated,Smoke Detector(s)

Water: Water Company

Window Covering: Stay

Guest Facilities: None

Exterior Features: Solar Screens

Neighborhood Feature: Exercise
Facilities,Gated,Golf,Paved
Street,Pickleball,Pool,Putting Green,Spa,Tennis
Courts,Walking Trail

Fireplace Location: Other: None

Assoc Amenities:
Pickleball,Pool,Sauna,Security,Spa/Hot Tub,Tennis
Courts

Fireplace: None

Main Heating: Forced Air,Natural Gas

Pool: None

Spa: Hot Tub, Hot Tub

Water Heater: Natural Gas,Tankless Water Htr

Gas: Natural

Nearby Schools



High School: Other
Elementary School: Other

Middle School: Other

Fees and Taxes

Tax Year: 2023

Assoc Fees Includes: Common Area Maint,Gated
Community,Street Maint

**Association & Fees: HOA Amt
(Monthly):** \$264

Association & Fees: HOA Payment Frequency: Semi-
Annually

