



**\$449,000**

**3500 S ABREGO DR, GREEN VALLEY, AZ  
85614, USA**

<https://rehomes.us>

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

Discover your new home in Green Valley's gated community, The Greens, where you'll find an active retirement lifestyle complimented by exceptional golf course views. This home has the perfect blend of luxury, comfort, and accessibility for those looking to make the most of their golden years. Step inside and be greeted by the elegant vaulted [...]



**Laurie Lundeen**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1997

**Days On Market:** 10

**County:** Pima

**Lot Acres:** 0.18 acres

**Lot Dimensions:** 121 x 66 approx

**View:** Golf Course

**Type:** Single Family Residence

**Bedrooms:** 2 beds

**Lot size:** 7917.00 sq ft

**MLS #:** 22323040

**Bathrooms Full:** 2

**List Number Main:** 22323040

**Municipality/Zoning:** Green Valley - CR4

**Township:** 18

## Description

**Legal Description:** GREENS AT SANTA RITA SPRINGS (THE) LOT 145

## Rooms

**Sauna Level:** Continental Elementary School District #39

**Dining Areas:** Breakfast Bar,Breakfast Nook,Dining Area

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

**Kitchen Features:** **Appliance Color:** Stainless

**Extra Room:** Den

## Building Details

**Lot Features:** East/West Exposure,On Golf Course

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 2202.00 sq ft

**Stories:** One

**Fence:** Slump Block,View Fence

**Garage/Carport Feat:** Attached Garage/Carport,Electric Door Opener

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Frame - Stucco

**# of Garage Spaces:** 2.00

**Style:** Contemporary

**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:** The Greens At Santa Rita Springs (1-167)

**Landscape - Front: Other:** Decorative Gravel, Shrubs, Trees

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** Yes

**Association & Fees: HOA Transfer Fee:** \$400

**Association & Fees: HOA Telephone:** 520-720-0687

**Accessibility Option:** None

**Section:** 34

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Technology:** Tile, Cable TV, High Speed Internet

**Special Listing Conditions:** None

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

**Direction:** S

**Horse Facilities:** No

**Landscape - Rear: Other:** Decorative Gravel, Shrubs, Trees

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Name:** The Greens

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** The Greens

**Tax Code:** 304-19-1470

**Property Disclosures:** Seller Prop Disclosure

**Road Maintenance:** HOA

**Terms:** Cash, Conventional, Submit

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## Listing Office

**ListingOfficeName:** Listing Office **Phone:** (520) 625-1112  
Coldwell Banker  
Realty

**Listing Office Address:** 180 W. Continental #100,  
Green Valley, AZ  
85622

**Listing Member Phone:** (520)  
256-4000

**Listing Office Url:** [http://https://www.coldwellbankerhomes.com/az/green-valley/office/green-valley-continental/oid\\_3118/](http://https://www.coldwellbankerhomes.com/az/green-valley/office/green-valley-continental/oid_3118/)



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# Amenities & Features

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

**Sewer:** Connected

**Primary Bathroom Features:** Double Vanity,Separate Shower(s),Shower & Tub

**Water: Other:** Global Water Res.

**Laundry:** Dryer,Laundry Room,Washer

**Main Cooling:** Ceiling Fans,Central Air

**Patio/Deck:** Enclosed,Patio,Paver,Screened

**Security:** Smoke Detector(s),Wrought Iron Security Door

**Water:** Water Company

**Window Covering:** Stay

**Guest Facilities:** None

**Exterior Features:**  
Courtyard,Waterfall/Pond

**Neighborhood Feature:** Paved Street,Pool,Sidewalks

**Fireplace Location: Other:** Great Room

**Pool: Conventional:** No

**Fireplace:** Gas

**Main Heating:** Forced Air,Natural Gas

**Pool:** None

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

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# Nearby Schools

**High School:** Optional

**Elementary School:** Continental

**Middle School:** Continental

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# Fees and Taxes

**Tax Year:** 2022

**Association & Fees: HOA Payment Frequency:**  
Annually

**Association & Fees: HOA Amt (Monthly):** \$59

