



**\$550,000**

- Lots / Land
- Active

## **5455 S PALO VERDE RD, TUCSON, AZ 85706, USA**

<https://rehomes.us>



2.02 acre vacant corner lot on S. Palo Verde Rd and E. Benson Hwy with access from E Felix Blvd and S Palo Verde Rd. Lot has city water, sewer, natural gas, electricity and has commercial CB-2 zoning. Vehicle per day data for S. Palo Verde Rd & E. Benson Hwy cross section is approx. [...]

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### **Basics**



**Category:** Lots / Land

**Lot size:** 87991.00 sq ft

**County:** Pima

**Entry Timestamp:** 2023-10-27T11:42:50.878

**Municipality/Zoning:** Pima County - CB2

**Township:** 15

**Area:** South

**Status:** Active

**Days On Market:** 3

**List Number Main:** 22323428

**Lot Acres:** 2.02 acres

**Lot Dimensions:** 280' x 385' x 96' x 28' x 357' x 63'

**View:** Mountain(s),Residential

**Property Use Type:** Other

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## Description

**Legal Description:** 269.69' x 385.14' of Hwy Beg 2200' SE from N Line of S2 S 2.02 Ac Sec 4-15-14.

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## Building Details

**Lot Features:** Corner Lot

**Fence:** None

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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:** Other/Unknown

**Direction:** E

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** No

**Section:** 4

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Dirt,Gravel,Paved

**Terms:** Cash,Submit

**Distance to Utilities: Sewer:** on-site

**Distance to Utilities: Water:** on-site

**Phone: Location:** Unknown

**Special Listing Conditions:** None

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

**Horse Property:** No

**Subdivision Restrict: Age Restrictions:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 140-05-028C

**Property Disclosures:** Military Airport Vct,Plat Map,Public Airport Vcty,Seller Prop Disclosure

**Road Maintenance:** City

**Distance to Utilities: Phone:** unknown

**Distance to Utilities: Gas:** on-site

**Distance to Utilities: Electric:** on-site

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## Listing Office

**Listing Office ShortId:** 70207

**Listing Office Address:** 11165 N La Canada Dr #175, Oro Valley, AZ 85737

**Listing Member Phone:** (520) 637-7467

**ListingOfficeName:** Coldwell Banker Realty

**Listing Office Url:** <http://www.azmoves.com>

**Office ID:** 20091207185215956684000000

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## Amenities & Features

**Sewer:** Connected

**Electric:** Electric Company

**Gas:** Natural

**Gas: Location:** Available

**Sewer: Location:** Available

**Neighborhood Feature:** Sidewalks,Street Lights

**Water:** City

**Water: Location:** Available

**Electric: Location:** Available



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## Nearby Schools

**High School:** Sunnyside

**Middle School:** Apollo

**School District:** Sunnyside

**Elementary School:** Elvira

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## Fees and Taxes

**Tax Year:** 2022

**Taxes:** \$2,240.97

