



**\$749,900**

- Lots / Land
- Active

## **3546 W TARVERS PL, MARANA, AZ 85658, USA**

<https://rehomes.us>



This lot captures all the beauty of luxurious Saguaro Ranch. Expansive panoramic views, granite outcroppings, and as majestic as a National Park, the designated homesite is on a 4.249 acre lot with views in every direction. If you love the iconic Sonoran Desert, you must see this property with Pusch Ridge alpenglow, wide open vistas, [...]

---

### **Basics**



**Category:** Lots / Land

**Lot size:** 185086.00 sq ft

**County:** Pima

**Entry Timestamp:**  
2024-02-20T17:44:19.592

**Municipality/Zoning:** Marana - RD180

**Township:** 11

**Area:** Northwest

**Status:** Active

**Days On Market:** 4

**List Number Main:** 22404405

**Lot Acres:** 4.25 acres

**Lot Dimensions:** Irregular

**View:** City,Mountain(s),Panoramic,Sunrise,Sunset

**Property Use Type:** Residential

---

## Description

**Legal Description:** Saguaro Ranch Phase 3A Lot 44

---

## Building Details

**Lot Features:** East/West Exposure,Hillside Lot,North/South Exposure,Subdivided   **Fence:** None

---

## 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:** Saguaro Ranch (9-52) Blks. 1-4

**Direction:** W

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Name:** Saguaro Ranch Prop.

**Assessments:** \$0

**Community:** None

**Tax Code:** 219-10-1370

**Property Disclosures:** Affidavit of Disclosure, CC&Rs, Deed Restrictions

**Road Maintenance:** HOA

**Distance to Utilities: Phone:** At Lot Line

**Distance to Utilities: Gas:** At Lot Line

**Distance to Utilities: Electric:** At Lot Line

**Special Listing Conditions:** None

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

**Horse Property:** No

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Transfer Fee:** \$350

**Association & Fees: HOA Telephone:** 623-670-0118

**Section:** 20

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Terms:** Cash, Conventional, Owner Carry

**Distance to Utilities: Sewer:** None

**Distance to Utilities: Water:** At Lot Line

**Phone: Location:** On Site

---

## Listing Office

**Listing Office ShortId:** 16717

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

**Listing Member Phone:** (520) 429-4773

**ListingOfficeName:** Long Realty Company

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

**Office ID:** 20091207184655830878000000

---

## Amenities & Features



**Sewer:** None

**Electric:** Electric Company

**Water:** Active Water Mgmt,City

**Gas:** **Location:** Available

**Neighborhood Feature:** Gated Community,Jogging/Bike Path,Paved Street,Walking Trail

**Sewer: Other:** Buyer to Install

**Water: Location:** Available

**Electric: Location:** On Site

## Nearby Schools

**High School:** Mountain View

**Middle School:** Tortolita

**School District:** Marana

**Elementary School:** Ironwood

## Fees and Taxes

**Tax Year:** 2023

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

**Association & Fees: HOA Amt (Monthly):** \$489

**Taxes:** \$3,057.36

