



**\$175,000**

**3621 N RIVER HILLS DR, TUCSON, AZ 85750, USA**

<https://rehomes.us>

- Lots / Land
- Active



Buidlable lot in the lower foothills. All utilities available. Come take a look and plan your dream home!

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## Basics

**Category:** Lots / Land

**Lot size:** 59416.00 sq ft

**County:** Pima

**Entry Timestamp:** 2022-09-09T11:22:34.933

**Municipality/Zoning:** Pima County - CR1

**Township:** 13

**Area:** North

**Status:** Active

**Days On Market:** 292

**List Number Main:** 22223606

**Lot Acres:** 1.36 acres

**Lot Dimensions:** Irregular

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

**Property Use Type:** Residential



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## Description

**Legal Description:** From Parcel:001010010 /River Hills Estates Lot 47

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## Building Details

**Lot Features:** Subdivided

**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:** River Hills Estates (1-47)

**Direction:** N

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** No

**Section:** 30

**Fire Protection:** Included in Taxes

**Range:** 15.00

**Road Type:** Paved

**Terms:** Cash,Conventional

**Distance to Utilities: Sewer:** Lot Line

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

**Phone: Location:** Available

**Special Listing Conditions:** None

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

**Horse Property:** No

**Subdivision Restrict: Age Restrictions:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 114-35-1080

**Property Disclosures:** Seller Prop Disclosure

**Road Maintenance:** City

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

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

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

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## Listing Office



**Listing Office ShortId:** 51620

**ListingOfficeName:** Engel & Volkers Tucson

**Listing Office Address:** 6151 E Grant Rd, Tucson, AZ 85712

**Listing Office Url:** <https://tucson.evrealstate.com/>

**Listing Member Phone:** (520) 954-5800

**Office ID:** 20181129203125309303000000

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## Amenities & Features

**Neighborhood Feature:** None

**Electric:** Electric Company

**Water: Location:** Available

**Gas: Location:** Available

**Electric: Location:** Available

**Sewer: Location:** Available

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## Nearby Schools

**High School:** Sabino

**School District:** TUSD

**Middle School:** Magee

**Elementary School:** Whitmore

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## Fees and Taxes

**Tax Year:** 2021

**Taxes:** \$1,618.76

