



\$399,000

**36954 S HIGHLAND RIDGE DR, TUCSON, AZ
85739, USA**

<https://rehomes.us>

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

Charming 2BD/2BA (1,459 sq ft) home situated on an elevated lot offering beautiful mountain views. Lovely foyer opens to the living room with gas fireplace and formal dining area. Spacious kitchen boasts newer stainless-steel appliances, built in desk, plentiful cabinets and counterspace. Owner's suite hosts en-suite bath with dual sink vanity, make-up area, walk-in shower, [...]



Lisa Bayless

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 1996

Days On Market: 2

County: Pinal

Lot Acres: 0.19 acres

Lot Dimensions: 74' x 119' x 71' x 117'

View: Mountains,Panoramic

Type: Single Family Residence

Bedrooms: 2 beds

Lot size: 8307.00 sq ft

MLS #: 22323579

Bathrooms Full: 2

List Number Main: 22323579

Municipality/Zoning: Other - CALL

Township: 10

Description

Legal Description: Saddlebrooke Unit 19 (Amd): Lot 41 Sec 26 & S1/2 23-10S-14E 8,307 Sq Ft Cab B S1 108

Rooms

Sauna Level: Other

Kitchen Features: **Pantry:** Cabinet

Dining Areas: Dining Area,Formal Dining Room

Kitchen Features: Desk,Dishwasher,Electric Range,Garbage Disposal,Microwave,Refrigerator

Kitchen Features:

Appliance Color: Stainless

Extra Room: None

Building Details



Lot Features: Borders Common Area,Elevated Lot,Subdivided

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 1459.00 sq ft

Stories: One

Fence: Block

Garage/Carport Feat: Attached Garage Cabinets,Attached Garage/Carport,Electric Door Opener,Utility Sink

Floor covering: Carpet, Ceramic Tile, Laminate

Construction: Frame - Stucco

of Garage Spaces: 2.00

Style: Contemporary

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

Landscape - Front: Other: Decorative Gravel,Desert Plantings,Low Care,Shrubs,Sprinkler/Drip,Trees

Horse Property: No

Electric: Electric Company: Trico

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: Yes

Home Protection: Offered: No

Assessments: \$0

Community: None

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Tile, Cable TV

Special Listing Conditions: None

Co-op Fee: \$3

Direction: S

Horse Facilities: No

Landscape - Rear: Other: Decorative Gravel,Desert Plantings,Natural Desert,Shrubs,Sprinkler/Drip,Trees

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Accessibility Option: Door Levers,Level

Section: 23

Attribution Contact: 520-668-8293

Tax Code: 305-75-0410

Property Disclosures: Insurance Claims History Report,Seller Prop Disclosure

Road Maintenance: HOA

Terms: Cash,Conventional,Submit



Listing Office

ListingOfficeName: Long Realty Company

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

Listing Member Phone: (520) 665-3004

Listing Office Phone: (520) 918-6500

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

Amenities & Features

Interior Features: Ceiling Fan(s),Dual Pane Windows,Foyer,Plant Shelves,Vaulted Ceilings,Walk In Closet(s)

Sewer: Connected

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

Pool: Conventional: No

Laundry: Dryer,Laundry Room,Storage,Washer

Main Cooling: Central Air

Patio/Deck: Covered,Paver

Security: Security Screens,Smoke Detector(s)

Water: Water Company

Window Covering: Stay

Guest Facilities: None

Exterior Features: Plantation Shutters

Neighborhood Feature: Exercise Facilities,Golf,Pickleball,Pool,Rec Center,Spa,Tennis Courts,Walking Trail

Fireplace Location: Other: Living Room

Assoc Amenities: Clubhouse,Pickleball,Pool

Fireplace: Gas

Main Heating: Forced Air,Natural Gas

Pool: None

Spa: None, None

Water Heater: Natural Gas

Gas: Natural

Nearby Schools

High School: Other

Elementary School: Other

Middle School: Other





Fees and Taxes

| | |
|---|---|
| Tax Year: 2022 | Assoc Fees Includes: Common Area Maint,Street Maint |
| Association & Fees: HOA Amt (Monthly): \$233 | Association & Fees: HOA Payment Frequency: Semi-Annually |

