



**\$619,000**

**37219 S CANYON VIEW DR, TUCSON, AZ  
85739, USA**

<https://rehomes.us>

- 3 beds
- 3.00 baths
- Single Family Residence
- Residential
- Active

Welcome to your dream home, perfectly situated on a pristine golf course with breathtaking views of the surrounding mountains. This stunning residence offers an unparalleled blend of luxury and tranquility, designed to cater to your every need. Enjoy the luxurious in-ground plunge pool with an integrated hot tub, perfect for relaxation and entertainment all year-round. [...]



**Kimberly Thompson**

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## Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 1995

**Days On Market:** 35

**County:** Pinal

**Lot Acres:** 0.17 acres

**Lot Dimensions:** irregular

**View:** Golf Course,Mountains,Sunset

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 7405.00 sq ft

**MLS #:** 22413375

**Bathrooms Full:** 2

**List Number Main:** 22413375

**Municipality/Zoning:** Other - CALL

**Township:** 10

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## Description

**Legal Description:** Saddlebrooke Unit Eight A: Lot 47 NE SEC 27-10S-14E 7,337 SQ FT

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## Rooms

**Sauna Level:** Other

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

**Extra Room:** None

**Kitchen Features: Countertops:** granite

**Dining Areas:** Dining Area

**Kitchen Features:** Dishwasher,Electric Cooktop,Electric Oven,Electric Range,Garbage Disposal,Microwave,Refrigerator,Wet Bar

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## Building Details



**Lot Features:** Cul-De-Sac,On Golf Course

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 2374.00 sq ft

**Stories:** One

**Fence:** Wrought Iron

**Garage/Carport Feat:** Attached Garage Cabinets,Attached Garage/Carport

**Floor covering:** 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.

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

**Direction:** S

**Horse Facilities:** No

**Electric:** Electric Company: TRICO

**Driveway:** Paved: Concrete

**Subdivision Restrict:** Age Restrictions: Yes

**Association & Fees:** HOA Name: Saddlebrooke One

**Home Protection:** Offered: No

**Assessments:** \$0

**Community:** None

**Tax Code:** 305-66-047

**Property Disclosures:** Insurance Claims History Report,Seller Prop Disclosure

**Road Maintenance:** HOA

**Terms:** Cash,Conventional,FHA,VA

**Subdivision Name:** Saddlebrooke

**Landscape - Front:** Other: Low Care,Natural Desert,Shrubs,Sprinkler/Drip

**Horse Property:** No

**Guest House SqFt:** 0.0000

**Landscape - Rear:** Other: Flower Beds,Natural Desert,Shrubs,Sprinkler/Drip,Trees

**Subdivision Restrict:** Deed Restrictions: Yes

**Association & Fees:** HOA: Yes

**Association & Fees:** HOA Telephone: 520-825-3048

**Accessibility Option:** None

**Section:** 27

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Tile, High Speed Internet,Smart Thermostat,Surround Sound



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## Listing Office

**ListingOfficeName:** Tierra Antigua Realty

**Listing Office Address:** 7380 N. La Cholla Blvd, Tucson, AZ 85741

**Listing Member Phone:** (520) 370-1034

**Listing Office Phone:** (520) 318-5290

**Listing Office Url:**  
<https://www.tierraantigua.com/>

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## Units Information

**Unit Level:** 1

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## Amenities & Features

**Interior Features:** Bay Window,Ceiling Fan(s),Dual Pane Windows,Furnished,Garden Window,High Ceilings 9+,Vaulted Ceilings,Walk In Closet(s),Wet Bar

**Sewer:** Connected

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

**Water: Other:** Lago del Oro

**Assoc Amenities:**  
Clubhouse,Pickleball,Pool,Recreation Room,Spa/Hot Tub,Tennis Courts

**Fireplace:** Gas

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

**Pool:** None

**Spa:** Conventional, Conventional

**Water Heater:** Natural Gas

**Gas:** Natural

**Exterior Features:** BBQ-Built-In,Waterfall/Pond

**Neighborhood Feature:**  
Golf,Pickleball,Pool,Rec Center,Spa,Tennis Courts

**Fireplace Location: Other:** Family Room

**Pool: Conventional:** No

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

**Main Cooling:** Central Air

**Patio/Deck:** Covered

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

**Water:** Water Company

**Window Covering:** Stay

**Guest Facilities:** None





## Nearby Schools

**High School:** Other

**Middle School:** Other

**Elementary School:** Other



## Fees and Taxes

**Tax Year:** 2022

**Assoc Fees Includes:** Blanket Ins Policy,Common Area Maint,Street Maint

**Association & Fees: HOA Amt (Monthly):** \$223.33

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

