



\$525,000

- Lots / Land
- Active

3821 W ALDRIN, MARANA, AZ 85658, USA

<https://rehomes.us>

Sixty mile views of four mountain ranges, city lights set in the Tortolita Mountain range. Thru the tunnel one will discover the majesty of Saguaro Ranch /MOONLIGHT CANYON. Saguaro Ranch includes 1,200 acres and only 20% of the Sonoran Desert will be disturbed, 80% will remain natural Sonoran Desert in the Tortolita Mountain Range. Feel [...]



Basics



Category: Lots / Land

Lot size: 45272.00 sq ft

County: Pima

Entry Timestamp: 2024-07-30T18:40:37.487

Municipality/Zoning: Marana - F

Township: 11

Area: Northwest

Status: Active

Days On Market: 7

List Number Main: 22418743

Lot Acres: 1.04 acres

Lot Dimensions: IRR X IRR X IRR XI RR

View: Mountain(s),Panoramic,Sunrise

Property Use Type: Residential

Description

Legal Description: Moonlight Canyon at Saguaro Ranch Phase 2 SQ202015302190 Lot 30

Building Details

Lot Features: East/West Exposure,North/South Exposure,Subdivided

Fence: None

Miscellaneous



Compensation Disclaimer: .	UnBranded Virtual Tour: https://www.dropbox.com/sc/fi/kby054lgkctngba3j1f8/LOT30.mp4?rlkey=bec4pl3myl4ksdzjnh8lzjrdo&st=w3ecich5&dl=0
Special Listing Conditions: None	Subdivision Name: N/A
Direction: W	Horse Property: No
Subdivision Restrict: Deed Restrictions: Yes	Subdivision Restrict: Age Restrictions: No
Association & Fees: HOA: Yes	Association & Fees: HOA Transfer Fee: \$350
Association & Fees: HOA Name: Saguaro Ranch Prop.	Association & Fees: HOA Telephone: 623-670-0118
Assessments: \$0	Section: 19
Community: None	Fire Protection: Included in Taxes
Tax Code: 219-10-2150	Range: 33.00
Property Disclosures: Affidavit of Disclosure,CC&Rs,Deed Restrictions,Public report	Road Type: Paved
Road Maintenance: HOA	Terms: Cash,Conventional
Distance to Utilities: Phone: Lot Line	Distance to Utilities: Sewer: None
Distance to Utilities: Gas: Lot Line	Distance to Utilities: Water: Lot Line
Distance to Utilities: Electric: Lot Line	Phone: Location: Available

Listing Office

Listing Office ShortId: 16717	ListingOfficeName: Long Realty Company
Listing Office Address: 8540 N. Oracle Rd, Oro Valley, AZ 85704	Listing Office Url: http://www.LongRealty.com
Listing Member Phone: (414) 491-8108	Office ID: 20091207184655830878000000

Amenities & Features

Neighborhood Feature: Gated Community,Jogging/Bike Path,Paved Street,Walking Trail	Electric: Electric Company
Sewer: Other: Buyer to Install	Assoc Amenities: None
Water: Active Water Mgmt,Ditch District	Gas: Natural
Water: Location: Available	Gas: Location: On Site
Electric: Location: On Site	Sewer: Location: None





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: \$1,324.54

