



\$730,000

**4071 E PONTATOC CANYON DR, TUCSON, AZ
85718, USA**

<https://rehomes.us>

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

Come see this wonderful light-filled masonry home built by Herder, on a private big-view half-acre lot, in gated Pontatoc Canyon Estates. Huge deep wrap-around covered patio with five sliding-glass doors allows for comfortable indoor-outdoor living. The early-morning and evening light on the Catalinas is simply magical here. Enjoy mature vegetation with multiple producing citrus trees [...]



Kimberlyn Drew



Basics

Category: Residential	Type: Single Family Residence
Status: Active	Bedrooms: 3 beds
Bathrooms: 2.00 baths	Lot size: 22782.00 sq ft
Year built: 1984	MLS #: 22322783
Days On Market: 13	Bathrooms Full: 2
County: Pima	List Number Main: 22322783
Lot Acres: 0.52 acres	Municipality/Zoning: Tucson - CR1
Lot Dimensions: 111x192x121x214	Township: 13
View: Desert,Mountains	

Description

Legal Description: Pontatoc Canyon Estates Lot 31

Rooms

Sauna Level: Catalina Foothills	Kitchen Features: Countertops: Granite
Kitchen Features: Appliance Color: Stainless	Dining Areas: Breakfast Nook,Formal Dining Room
Extra Room: None	Kitchen Features: Desk,Dishwasher,Electric Range,Energy Star Qualified Refrigerator,Exhaust Fan,Garbage Disposal,Refrigerator

Building Details



Lot Features: Adjacent to Wash,Borders
Common Area,North/South
Exposure,Subdivided

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 2463.00 sq ft

Stories: One

Fence: Masonry,Slump Block

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

Floor covering: Carpet, Ceramic Tile

Construction: Slump Block,Stucco Finish

of Garage Spaces: 2.00

Style: Territorial

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: Pontatoc Canyon Estates (1-80)

Landscape - Front: Other: Decorative Gravel,Low Care,Trees

Horse Property: No

Guest House SqFt: 0.0000

Landscape - Rear: Other: Decorative Gravel,Low Care,Shrubs,Trees

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Home Protection: Offered: Yes

Accessibility Option: None

Assessments: \$0

Community: None

Fire Protection: Subscription

Range: 14.00

Road Type: Paved

Technology: Built-Up - Reflect,Tile, Cable TV,Smart Thermostat

Special Listing Conditions: None

Co-op Fee: \$3

Direction: E

Horse Facilities: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA Name: Pontatoc Cyn Estates

Home Protection: Plan By: American Home Shield

Driveway: To Property Line

Section: 15

Attribution Contact: 520-237-1408

Tax Code: 109-13-4110

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: 4051 E. Sunrise Dr No. 101, Tucson, AZ 85718

Listing Member Phone: (520) 237-1408

Listing Office Phone: (520) 299-2201

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

Amenities & Features



Interior Features: Dual Pane Windows,High Ceilings 9+,Skylight(s),Skylights,Split Bedroom Plan,Walk In Closet(s),Wet Bar

Neighborhood Feature: Gated

Fireplace Location: Other: Living Room

Assoc Amenities: None

Fireplace: Gas,Wood Burning

Main Heating: Natural Gas

Security: None

Water: City

Window Covering: Some

Guest Facilities: None

Sewer: Connected

Primary Bathroom Features: Double Vanity,Exhaust Fan,Separate Shower(s),Soaking Tub

Pool: Conventional: No

Laundry: Dryer,Laundry Room,Sink,Washer

Main Cooling: Central Air

Patio/Deck: Covered,Patio,Paver,Slab

Spa: None, None

Water Heater: Natural Gas

Gas: Natural

Nearby Schools

High School: Catalina Fthls

Middle School: Orange Grove

Elementary School: Sunrise Drive

Fees and Taxes

Tax Year: 2022

Assoc Fees Includes: Common Area Maint,Front Yard Maint,Gated Community,Street Maint

Association & Fees: HOA Amt (Monthly): \$110

