



\$1,595,000

**4225 E PONTATOC SPUR RD, TUCSON, AZ
85718, USA**

<https://rehomes.us>

- 4 beds
- 5.00 baths
- Single Family Residence
- Residential
- Active

Spacious, outstanding, new (2024) custom Southwestern Contemporary in the Catalina Foothills with 4 bedrooms, 4 1/2 baths and 3 car garage, just completed. Situated on a 1.08 acre view lot adjoining lush Valley View Wash , this 3,465 sq. ft. home is light and bright, with open living spaces including great room and separate family [...]



Russell Long

Basics



Category: Residential
Status: Active
Bathrooms: 5.00 baths
Year built: 2024
Days On Market: 27
County: Pima
Lot Acres: 1.08 acres
Lot Dimensions: 127'x288'x197'x292'
View: City,Desert,Mountains,Sunset

Type: Single Family Residence
Bedrooms: 4 beds
Lot size: 47045.00 sq ft
MLS #: 22415146
Bathrooms Full: 4
List Number Main: 22415146
Municipality/Zoning: Pima County - CR1
Township: 13

Description

Legal Description: Lot 3 Pontatoc Ranch

Rooms

Sauna Level: TUSD

Kitchen Features: **Pantry:** Closet

Dining Areas: Breakfast Bar,Breakfast Nook,Formal Dining Room

Kitchen Features: Compactor,Dishwasher,Exhaust Fan,Gas Range,Island,Microwave,Refrigerator,Wet Bar

Kitchen Features:
Countertops: quartz
Kitchen Features:
Appliance Color: Stainless
Extra Room:
Office,Storage

Building Details



Lot Features: East/West Exposure

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 3465.00 sq ft

Stories: Two

Fence: None

Garage/Carport Feat: Attached Garage/Carport,Electric Door Opener,Separate Storage Area

Floor covering: Engineered Wood, Wood

Construction: Frame - Stucco

of Garage Spaces: 3.00

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: Pontatoc Ranch

Landscape - Front: **Other:** Low Care

Horse Property: No

Electric: **Electric Company:** TEP

Driveway: **Paved:** Pavers

Subdivision Restrict: **Age Restrictions:** No

Home Protection: **Offered:** No

Assessments: \$551

Attribution Contact: longs@longrealty.com

Tax Code: 109-16-0790

Property Disclosures: Seller Prop Disclosure

Road Maintenance: County

Terms: Cash,Conventional

Special Listing Conditions: None

Co-op Fee: \$3

Direction: N

Horse Facilities: No

Landscape - Rear: **Other:** Natural Desert

Subdivision Restrict: **Deed Restrictions:** Yes

Association & Fees: **HOA:** No

Accessibility Option: None

Section: 22

Fire Protection: Subscription

Range: 14.00

Road Type: Paved

Technology: Built-Up - Reflect,Metal, Cable TV,High Speed Internet,Telephone

Listing Office



ListingOfficeName: Long Realty Company

Listing Office Phone:
(520) 918-2400

Listing Office Address: 1880 E River Rd Ste 120, Tucson, AZ 85718

Amenities & Features

Interior Features: Ceiling Fan(s),Dual Pane Windows,Foyer,High Ceilings 9+,Split Bedroom Plan,Storage,Walk In Closet(s),Water Purifier,Wet Bar

Neighborhood Feature: None

Fireplace Location: Other: Great Room

Pool: Conventional: No

Fireplace: Gas

Main Heating: Electric,Zoned

Pool: None

Spa: None, None

Water Heater: Electric

Gas: Natural

Sewer: Septic

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

Main Cooling: Other: 3 ZONES

Laundry: Laundry Room,Sink

Main Cooling: Zoned

Patio/Deck: Balcony,Covered,Patio

Security: Smoke Detector(s)

Water: City

Window Covering: None

Guest Facilities: None

Nearby Schools

High School: Catalina

Middle School: Doolen

Elementary School: Davidson

Fees and Taxes

Tax Year: 2024

