



**\$685,000**

**415 W SAGUARO ARM TRAIL, ORO VALLEY,  
AZ 85755, USA**

<https://rehomes.us>

Stunning Richmond American 2,517 SF, 4 BR/2 1/2 BA + Den, single-story home on a spacious lot located in sought after Rancho Vistoso in Oro Valley. Exterior features warm stone details, a 3-car garage with rustic garage doors, and a charming brick paver driveway and walkway. Interior features include airy 10ft ceilings, upgraded tile, coffered ceilings [...]

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



**Alma Guardiola**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2021

**Days On Market:** 1

**County:** Pima

**Lot Acres:** 0.21 acres

**Lot Dimensions:** 71.5x125x70x139.57

**View:** Mountains,Residential

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Lot size:** 9260.00 sq ft

**MLS #:** 22316489

**Bathrooms Full:** 2

**List Number Main:** 22316489

**Municipality/Zoning:** Oro Valley - PAD

**Township:** 11

Description

**Legal Description:** RANCHO VISTOSO PARCEL 10 J SQ20180960001 LOT 3

Rooms

**Sauna Level:** Amphitheater

**Kitchen Features:** **Pantry:** Walk-In

**Dining Areas:** Dining Area

**Kitchen Features:** Dishwasher,Electric Oven,Garbage Disposal,Gas Cooktop,Island,Microwave

**Kitchen Features:** **Countertops:** Granite

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

**Extra Room:** Den

Building Details



**Lot Features:** North/South Exposure **Garage/Carport Feat:** 3-Car Garage, Attached Garage/Carport,Electric Door Opener,Extended Length  
**# of Carport Spaces:** 0.00 **Floor covering:** Carpet  
**Basement:** No **Floor Covering: Other:** Porcelain Tile  
**Construction:** Frame - Stucco **Main House SqFt:** 2517.00 sq ft  
**# of Garage Spaces:** 3.00 **Stories:** One  
**Style:** Contemporary **Fence:** Block  
**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. **Special Listing Conditions:** None  
**Subdivision Name:** Rancho Vistoso Parcel 10-J Resub SQ20180960001 **Co-op Fee:** \$3  
**Landscape - Front: Other:** Decorative Gravel,Desert Plantings,Low Care,Shrubs,Sprinkler/Drip,Trees **Direction:** W  
**Horse Property:** No **Horse Facilities:** No  
**Electric: Electric Company:** TEP **Landscape - Rear: Other:** Decorative Gravel  
**Driveway: Paved:** Pavers **Subdivision Restrict: Deed Restrictions:** Yes  
**Subdivision Restrict: Age Restrictions:** No **Association & Fees: HOA:** Yes  
**Home Protection: Offered:** No **Accessibility Option:** None  
**Assessments:** \$0 **Section:** 24  
**Community:** Rancho Vistoso **Fire Protection:** Included in Taxes  
**Tax Code:** 219-23-3020 **Range:** 13.00  
**Property Disclosures:** Seller Prop Disclosure **Road Type:** Paved  
**Road Maintenance:** HOA **Technology:** Tile, Cable TV,High Speed Internet,Smart Panel,Smart Thermostat,Telephone  
**Terms:** Cash,Conventional,VA

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## Listing Office



**ListingOfficeName:** Coldwell Banker Realty

**Listing Office Phone:** (480) 951-1010

**Listing Office Address:** 7975 N Hayden Rd, #D105, Scottsdale, AZ 85258

**Listing Office Url:** <http://www.>

**Listing Member Phone:** (520) 668-3634

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## Amenities & Features

**Interior Features:** Ceiling Fan(s),Dual Pane Windows,Foyer,High Ceilings 9+,Walk In Closet(s)

**Sewer:** Connected

**Neighborhood Feature:** Gated,Paved Street,Sidewalks

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

**Fireplace Location: Other:** None

**Pool: Conventional:** No

**Assoc Amenities:** None

**Laundry:** Electric Dryer Hookup,Gas Dryer Hookup,Laundry Room,Sink

**Fireplace:** None

**Main Cooling:** Ceiling Fans,Ceiling Fans Pre-Wired,Central Air,Whole House Fan

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

**Patio/Deck:** Covered,Enclosed,Patio,Paver

**Pool:** None

**Security:** Carbon Monoxide Detectors,Gated,Smoke Detector(s)

**Spa:** None, None

**Water:** Water Company

**Water Heater:** Natural Gas

**Window Covering:** Stay

**Gas:** Natural

**Guest Facilities:** None

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## Nearby Schools

**High School:** Ironwood Ridge

**Middle School:** Coronado K-8

**Elementary School:** Painted Sky

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## Fees and Taxes



**Tax Year:** 2022

**Association & Fees: HOA Amt (Monthly):** \$144

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

**Association & Fees: HOA Payment Frequency:** Quarterly

