



\$559,000

**4249 N OCOTILLO CANYON DR, TUCSON, AZ
85750, USA**

<https://rehomes.us>

BEAUTIFUL 3-bedroom, 2 bath home nestled in this Sabino Mountain community! Mature landscape, and a welcoming front porch greet you. Step inside to an open floor plan showcasing tile flooring, high vaulted ceilings, and a combined living & dining room. The delightful fireplace creates a cozy sitting area. The kitchen features plenty of cabinets, recessed [...]

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



Marjan Polek

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 2001

Days On Market: 13

County: Pima

Lot Acres: 0.15 acres

Lot Dimensions: 73-100-60-100

View: Desert,Mountains

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 6534.00 sq ft

MLS #: 22411527

Bathrooms Full: 2

List Number Main: 22411527

Municipality/Zoning: Tucson - CR1

Township: 13

Description

Legal Description: Sabino Mountain Lot 0066

Rooms

Sauna Level: TUSD

Kitchen Features: **Pantry:** Cabinet

Dining Areas: Breakfast Bar,Breakfast Nook,Dining Area

Kitchen Features: Dishwasher,Garbage Disposal,Gas Range,Island,Microwave,Refrigerator

Kitchen Features:
Countertops: Granite Tile

Kitchen Features:
Appliance Color: Other

Extra Room: None

Building Details



Lot Features: East/West
Exposure,Subdivided

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 2004.00 sq ft

Stories: One

Fence: Block,Wrought Iron

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

Floor covering: Ceramic Tile

Construction: Frame - Stucco

of Garage Spaces: 2.00

Style: Santa Barbara,Southwestern

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: Sabino Mountain
(1-290)

Landscape - Front: Other: Decorative
Gravel,Desert Plantings,Low
Care,Shrubs,Trees

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions:
No

Association & Fees: HOA Transfer Fee:
\$155

Association & Fees: HOA Telephone:
520-219-4520

Accessibility Option: None

Section: 21

Fire Protection: Included in Taxes

Range: 15.00

Road Type: Paved

Technology: Tile, Cable TV,High Speed
Internet

Special Listing Conditions: None

Co-op Fee: \$3

Direction: N

Horse Facilities: No

Landscape - Rear: Other: Decorative
Gravel,Desert Plantings,Low Care

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Name: Sabino
Mountain

Home Protection: Offered: No

Assessments: \$0

Community: None

Tax Code: 114-17-6600

Property Disclosures: Insurance Claims
History Report,Seller Prop Disclosure

Road Maintenance: HOA

Terms: Cash,Conventional,FHA,VA



Listing Office

ListingOfficeName: AZ Flat Fee

Listing Office Phone: (480)
771-1511

Listing Office Address: 3303 E Baseline Rd, Ste 119,
Gilbert, AZ 85234

Listing Member Phone: (480)
780-1047

Units Information

Unit Level: 1

Amenities & Features

Interior Features: Bay Window,Ceiling Fan(s),Dual Pane
Windows,Vaulted Ceilings,Walk In Closet(s)

Neighborhood Feature: Gated,Jogging/Bike
Path,Pool,Rec Center,Sidewalks,Spa,Walking Trail

Fireplace Location: Other: Family Room

Assoc Amenities: Pool,Recreation Room,Spa/Hot Tub

Fireplace: Wood Burning

Main Heating: Forced Air,Natural Gas

Pool: None

Spa: None, None

Water Heater: Natural Gas

Gas: Natural

Sewer: Connected

Primary Bathroom Features:
Double Vanity,Shower Only

Pool: Conventional: No

Laundry: Dryer,Laundry
Room,Washer

Main Cooling: Ceiling Fans,Central
Air

Patio/Deck: Covered,Patio

Security: Smoke Detector(s)

Water: City

Window Covering: Stay

Guest Facilities: None

Nearby Schools

High School: Sabino

Middle School: Magee

Elementary School: Fruchthendler



Fees and Taxes

Tax Year: 2023	Assoc Fees Includes: Common Area Maint,Gated Community,Street Maint
Association & Fees: HOA Amt (Monthly): \$150	Association & Fees: HOA Payment Frequency: Quarterly

