



**\$220,000**

- Lots / Land
- Active

## **4441 W MOUNTAIN SIDE DR, TUCSON, AZ 85745, USA**

<https://rehomes.us>



Spectacular 3.63 acre elevated lot in gated Twin Hills Estates. This large & private lot offers sweeping views of the Catalina Mountain, Tucson Valley & much more. Electric, gas & water available. Community is close to Tucson Mountain Park Wildlife Area. Great location & minutes from downtown, I-10, Pima College, Star pass golf course & [...]

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### **Basics**



**Category:** Lots / Land

**Lot size:** 157948.00 sq ft

**County:** Pima

**Entry Timestamp:** 2023-01-31T18:04:24.475

**Municipality/Zoning:** Pima County - SR

**Township:** 14

**Area:** West

**Status:** Active

**Days On Market:** 148

**List Number Main:** 22302354

**Lot Acres:** 3.63 acres

**Lot Dimensions:** Irregular

**View:** City,Mountain(s),Sunrise,Sunset

**Property Use Type:** Residential

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## Description

**Legal Description:** From Parcel: 001010010/Twin Hills Estates Lot 17

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## Building Details

**Lot Features:** East/West Exposure,Subdivided

**Fence:** None

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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.

**Subdivision Name:** Twin Hills Estates (1-28)

**Direction:** W

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Name:** Twin Hill Estates

**Assessments:** \$0

**Community:** None

**Tax Code:** 116-08-0470

**Property Disclosures:** Seller Prop Disclosure

**Road Maintenance:** County,HOA

**Distance to Utilities: Phone:** At Line

**Distance to Utilities: Gas:** In Road

**Distance to Utilities: Electric:** At Line

**Special Listing Conditions:** None

**Co-op Fee:** \$3

**Horse Property:** No

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Transfer Fee:** \$0

**Association & Fees: HOA Telephone:** 614-296-6457

**Section:** 7

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Terms:** Cash,Conventional,Submit

**Distance to Utilities: Sewer:** None

**Distance to Utilities: Water:** In Road

**Phone: Location:** Available

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## Listing Office

**Listing Office ShortId:** 16717

**Listing Office Address:** 8540 N. Oracle Rd, Oro Valley, AZ 85704

**Listing Member Phone:** (520) 825-7227

**ListingOfficeName:** Long Realty Company

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

**Office ID:** 20091207184655830878000000

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## Amenities & Features

**Sewer:** Septic

**Assoc Amenities:** None

**Water: Location:** Available

**Electric: Location:** Available

**Neighborhood Feature:** Gated Community

**Gas:** Natural

**Gas: Location:** Available

**Sewer: Location:** None





## Nearby Schools

**High School:** Cholla  
**Middle School:** Mansfeld

**School District:** TUSD  
**Elementary School:** Maxwell K-8



## Fees and Taxes

<b>Tax Year:</b> 2021	<b>Association &amp; Fees: HOA Amt (Monthly):</b> \$67
<b>Association &amp; Fees: HOA Payment Frequency:</b> Annually	<b>Taxes:</b> \$2,661.28

