



**\$340,000**

## **4550 E 8TH ST, TUCSON, AZ 85711, USA**

<https://rehomes.us>

Location, Location, Location! Nestled in the heart of Central Tucson, this delightful 2-bedroom, 2-bathroom home with guest quarters offers the perfect blend of comfort and potential. Just minutes from the University of Arizona and Downtown Tucson. Don't miss out on this fantastic opportunity! Schedule a viewing today and imagine the possibilities!

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



**Holly Butler**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 1949

**Days On Market:** 22

**County:** Pima

**Lot Acres:** 0.19 acres

**Lot Dimensions:** Unknown

**View:** Mountains

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 8407.00 sq ft

**MLS #:** 22415845

**Bathrooms Full:** 2

**List Number Main:** 22415845

**Municipality/Zoning:** Tucson - R1

**Township:** 14

Description

**Legal Description:** From Parcel: 001010010 /Linden Park Wly Ptn Lot 7 & E 18' Lot 8 Blk 8

Rooms

**Sauna Level:** TUSD

**Extra Room:** Bonus Room

**Dining Areas:** Dining Area

**Kitchen Features:** Electric Oven

Building Details

**Lot Features:** North/South Exposure,Subdivided

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1500.00 sq ft

**Stories:** One

**Fence:** Block

**Garage/Carport Feat:** None

**Floor covering:** Ceramic Tile, Laminate

**Construction:** Concrete Block

**# of Garage Spaces:** 0.00

**Style:** Ranch

**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:** Linden Park Addition

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

**Horse Property:** No

**Guest House SqFt:** 415.0000

**Landscape - Rear: Other:** Flower Beds,Low Care

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** No

**Accessibility Option:** None

**Section:** 10

**Attribution Contact:** 520-975-9048

**Tax Code:** 126-12-1580

**Property Disclosures:** Insurance Claims History Report,Lead-Based Paint,Seller Prop Disclosure

**Road Maintenance:** City

**Terms:** Cash,Conventional,FHA,VA

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Asphalt

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Shingle, None

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## Listing Office

**ListingOfficeName:** Long Realty Company

**Listing Office Address:** 10222 E. Rita Rd No. 170, Tucson, AZ 85747

**Listing Member Phone:** (520) 975-9048

**Listing Office Phone:** (520) 574-0952

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

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## Units Information

**Unit Level:** 1

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## Amenities & Features



<b>Interior Features:</b> Ceiling Fan(s)	<b>Exterior Features:</b> Shed
<b>Sewer:</b> Connected	<b>Neighborhood Feature:</b> Paved Street,Sidewalks
<b>Primary Bathroom Features:</b> None	<b>Fireplace Location: Other:</b> None
<b>Pool: Conventional:</b> No	<b>Assoc Amenities:</b> None
<b>Laundry:</b> Storage	<b>Fireplace:</b> None
<b>Main Cooling:</b> Central Air,Mini-Split	<b>Main Heating:</b> Forced Air
<b>Patio/Deck:</b> Covered	<b>Security:</b> None
<b>Spa:</b> None, None	<b>Water:</b> City
<b>Water Heater:</b> Natural Gas	<b>Window Covering:</b> Some
<b>Gas:</b> Natural	<b>Guest Facilities:</b> Quarters

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## Nearby Schools

<b>High School:</b> University	<b>Middle School:</b> Vail
<b>Elementary School:</b> Howell	

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## Fees and Taxes

<b>Tax Year:</b> 2023	<b>Assoc Fees Includes:</b> None
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