



**\$275,000**

## **4619 E TIMROD ST, TUCSON, AZ 85711, USA**

<https://rehomes.us>

Welcome home! This charming 2-bedroom residence features a fully fenced lot with pavers and a low-maintenance yard. Inside, the living room welcomes you with a neutral palette and durable tile flooring for easy maintenance. The eat-in kitchen comes with granite counters, wood cabinetry, and sleek stainless steel appliances. All bedrooms are cozy and well-sized, providing [...]

- 2 beds
- 1.00 bath
- Single Family Residence
- Residential
- Active



**Anthony Boatner**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 1.00 bath

**Year built:** 1950

**Days On Market:** 9

**County:** Pima

**Lot Acres:** 0.16 acres

**Lot Dimensions:** 55-125-56-126

**View:** Residential

**Type:** Single Family Residence

**Bedrooms:** 2 beds

**Lot size:** 6795.00 sq ft

**MLS #:** 22412380

**Bathrooms Full:** 1

**List Number Main:** 22412380

**Municipality/Zoning:** Tucson - R1

**Township:** 14

Description

**Legal Description:** Linden Park L 10 Exc W 10.34' & Exc E 14.49' Blk 24

Rooms

**Sauna Level:** TUSD

**Kitchen Features: Pantry:** Cabinet

**Dining Areas:** Dining Area

**Kitchen Features:** Dishwasher,Garbage Disposal,Gas Range,Microwave

**Kitchen Features: Countertops:** Granite

**Kitchen Features: Appliance Color:** Stainless

**Extra Room:** None

Building Details

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

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 913.00 sq ft

**Stories:** One

**Fence:** Block,Wrought Iron

**Garage/Carport Feat:** None

**Floor covering:** Ceramic Tile

**Construction:** Concrete Block

**# of Garage Spaces:** 0.00

**Style:** Ranch

**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.

**Subdivision Name:** Linden Park

**Landscape - Front: Other:** Decorative Gravel,Desert Plantings

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Pavers

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 126-13-1250

**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

**Landscape - Rear: Other:** Desert Plantings,Shrubs,Trees

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** No

**Accessibility Option:** None

**Section:** 15

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

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

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## Listing Office

**ListingOfficeName:** Keller Williams Southern Arizona

**Listing Office Address:** 1730 E River Rd Ste 200, Tucson, AZ 85718

**Listing Member Phone:** (602) 635-1953

**Listing Office Phone:** (520) 615-8400

**Listing Office Url:**  
<http://www.1kwsa.com>

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## Amenities & Features



**Interior Features:** Ceiling Fan(s)  
**Neighborhood Feature:** None  
**Fireplace Location: Other:** None  
**Assoc Amenities:** None  
**Fireplace:** None  
**Main Heating:** Forced Air,Natural Gas  
**Pool:** None  
**Spa:** None, None  
**Water Heater:** Natural Gas  
**Gas:** Natural

**Sewer:** Connected  
**Primary Bathroom Features:** None  
**Pool: Conventional:** No  
**Laundry:** Dryer,Laundry Room,Washer  
**Main Cooling:** Ceiling Fans,Evaporative Cooling  
**Patio/Deck:** Covered,Patio  
**Security:** Smoke Detector(s)  
**Water:** City  
**Window Covering:** Stay  
**Guest Facilities:** None

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## Nearby Schools

**High School:** University  
**Elementary School:** Bonillas

**Middle School:** Vail

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## Fees and Taxes

**Tax Year:** 2023

**Assoc Fees Includes:** None

