



\$585,000

**4751 S PASEO MELODIOSO, TUCSON, AZ
85730, USA**

<https://rehomes.us>

Range price listing, seller will accept or counter offers within the range of \$585,000 – \$630,000. Super home located in the serene gated community of Rancho Cancion. The four bedroom home has many options, use the fourth bedroom as a private home office. Open floor plan with large family room off of kitchen and breakfast [...]

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



Bob Norris

Basics



Category: Residential

Status: Active

Bathrooms: 3.00 baths

Year built: 2001

Days On Market: 14

County: Pima

Lot Acres: 0.54 acres

Lot Dimensions: Irregular

View: Mountains

Type: Single Family Residence

Bedrooms: 4 beds

Lot size: 23522.00 sq ft

MLS #: 22405989

Bathrooms Full: 3

List Number Main: 22405989

Municipality/Zoning: Tucson - R1

Township: 14

Description

Legal Description: Rancho Cancion West Lot 55.

Rooms

Sauna Level: TUSD

Dining Areas: Breakfast Bar

Kitchen Features: Dishwasher,Gas Cooktop,Gas Oven,Refrigerator

Kitchen Features: Appliance Color: Stainless

Extra Room: None

Building Details

Lot Features: North/South Exposure

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 2772.00 sq ft

Stories: One

Fence: Block

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

Floor covering: Engineered Wood

Construction: Frame - Stucco

of Garage Spaces: 3.00

Style: Contemporary

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: Rancho Cancion West (1-150)

Landscape - Front: Other: Low Care

Horse Property: No

Guest House SqFt: 0.0000

Landscape - Rear: Other: Low Care

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Home Protection: Offered: No

Assessments: \$0

Community: None

Fire Protection: Included in Taxes

Range: 15.00

Road Type: Paved

Technology: Tile, None

Special Listing Conditions: None

Co-op Fee: \$3

Direction: S

Horse Facilities: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA Transfer Fee: \$250

Accessibility Option: None

Section: 36

Attribution Contact: 520-419-1919

Tax Code: 136-32-7120

Property Disclosures: Insurance Claims History Report, Seller Prop Disclosure

Road Maintenance: HOA

Terms: Cash, Conventional, FHA, VA

Listing Office

ListingOfficeName: Long Realty Company

Listing Office Address: 4802 E Camp Lowell, Tucson, AZ 85712

Listing Office Phone: (520) 918-5277

Listing Member Phone: (520) 419-1919

Amenities & Features



Interior Features: Ceiling Fan(s),Walk In Closet(s)	Sewer: Connected
Neighborhood Feature: Gated,Paved Street	Primary Bathroom Features: Double Vanity,Separate Shower(s)
Fireplace Location: Other: None	Pool: Conventional: No
Assoc Amenities: None	Laundry: Laundry Room
Fireplace: None	Main Cooling: Zoned
Main Heating: Forced Air	Patio/Deck: Covered
Pool: None	Security: Wrought Iron Security Door
Spa: None, None	Water: City
Water Heater: Natural Gas	Window Covering: Stay
Gas: Natural	Guest Facilities: None

Nearby Schools

High School: Santa Rita	Middle School: Secrist
Elementary School: Soleng Tom	

Fees and Taxes

Tax Year: 2023	Assoc Fees Includes: Common Area Maint,Gated Community
Association & Fees: HOA Amt (Monthly): \$345	Association & Fees: HOA Payment Frequency: Semi-Annually

