



**\$625,000**

**5291 N FORT YUMA TRAIL, TUCSON, AZ  
85750, USA**

<https://rehomes.us>

- 2 beds
- 2.00 baths
- Townhouse
- Residential
- Active

Seller to entertain offers between \$625k and \$650k. You'll LOVE this spectacular newly renovated home in the peaceful Sunrise Ridge Townhomes! Walk in to discover a large open floor plan great room adorned with a fireplace & sliding glass doors to the backyard with an amazing and unobstructed views of the Catalina Mountains as well [...]



**Angela Kuzma**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1980

**Days On Market:** 13

**County:** Pima

**Lot Acres:** 0.16 acres

**Lot Dimensions:** 57-128-53-129

**View:** City,Desert,Mountains,Sunset

**Type:** Townhouse

**Bedrooms:** 2 beds

**Lot size:** 7110.00 sq ft

**MLS #:** 22327520

**Bathrooms Full:** 2

**List Number Main:** 22327520

**Municipality/Zoning:** Tucson - CR1

**Township:** 13

Description

**Legal Description:** Sunrise Ridge Townhomes Lot 167

Rooms

**Sauna Level:** Catalina Foothills

**Kitchen Features:** **Appliance Color:** Stainless

**Extra Room:** Arizona Room,Storage

**Kitchen Features: Countertops:** Quartzite & Granite

**Dining Areas:** Breakfast Bar,Breakfast Nook

**Kitchen Features:** Dishwasher,Exhaust Fan,Freezer,Garbage Disposal,Gas Oven,Gas Range,Island,Microwave,Refrigerator

Building Details



**Lot Features:** Borders Common Area,East/West Exposure,Elevated Lot

**# of Carport Spaces:** 0.00

**Basement:** No

**Construction:** Brick,Burnt Adobe

**# of Garage Spaces:** 2.00

**Style:** Territorial

**Construction Status:** Existing

**Garage/Carport Feat:** Detached,Electric Door Opener,Utility Sink

**Floor covering:** Ceramic Tile

**Floor Covering: Other:** LVP

**Main House SqFt:** 1649.00 sq ft

**Stories:** One

**Fence:** Block

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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:** Sunrise Ridge Townhomes (1-209)

**Landscape - Front: Other:** Decorative Gravel,Desert Plantings,Low Care,Sprinkler/Drip,Trees

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Name:** Sunrise Ridge TH

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** Fairfield

**Tax Code:** 109-10-7600

**Property Disclosures:** Seller Prop Disclosure

**Road Maintenance:** HOA

**Terms:** Cash,Conventional

**Special Listing Conditions:** None

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

**Direction:** N

**Horse Facilities:** No

**Landscape - Rear: Other:** Decorative Gravel,Desert Plantings,Low Care,Sprinkler/Drip

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Telephone:** 520-797-3224

**Accessibility Option:** None

**Section:** 13

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Built-Up,Tile, High Speed Internet



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# Listing Office

**ListingOfficeName:** Keller Williams Southern Arizona

**Listing Office Phone:** (520) 225-0020

**Listing Office Address:** 2102 N Country Club Building #9, Tucson, AZ 85716

**Listing Member Phone:** (520) 225-0020

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# Units Information

**Unit Level:** 1

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# Amenities & Features

**Interior Features:** Ceiling Fan(s),Dual Pane Windows,Foyer,Skylights,Split Bedroom Plan,Walk In Closet(s),Water Softener

**Exterior Features:** Native Plants

**Sewer:** Connected

**Neighborhood Feature:** Lighted,Paved Street,Pickleball,Pool,Sidewalks,Spa,Tennis Courts

**Primary Bathroom Features:** Exhaust Fan,Shower Only

**Fireplace Location: Other:** Great Room

**Pool: Conventional:** No

**Assoc Amenities:** Pickleball,Pool,Spa/Hot Tub,Tennis Courts

**Laundry:** Electric Dryer Hookup,Laundry Room,Washer

**Fireplace:** Bee Hive,Gas

**Main Cooling:** Ceiling Fans,Central Air

**Main Heating:** Baseboard,Electric,Forced Air

**Patio/Deck:** Covered,Patio

**Pool:** None

**Security:** Carbon Monoxide Detectors,Smoke Detector(s)

**Spa:** None, None

**Water:** City

**Water Heater:** Natural Gas,Recirculating Pump

**Window Covering:** Stay

**Gas:** Natural

**Guest Facilities:** None





## Nearby Schools

**High School:** Catalina Fthls

**Middle School:** Esperero Canyon

**Elementary School:** Ventana Vista



## Fees and Taxes

**Tax Year:** 2023

**Assoc Fees Includes:** Common Area Maint,Garbage Collection

**Association & Fees: HOA Amt (Monthly):** \$197.33

**Association & Fees: HOA Payment Frequency:** Semi-Annually

