



**\$273,000**

## **5440 E MOUSE TRAIL, TUCSON, AZ 85756, USA**

<https://rehomes.us>

This 3-bed, 2-bath manufactured home, situated on a 4-acre lot w/desert & breathtaking mountain views, is now on the market! Located on a quiet cul-de-sac, this adorable residence features desert landscaping, swaying shade trees, carport parking, a circular driveway, & an inviting front porch. Discover a spacious living room w/vaulted ceilings & durable wood-style flooring. [...]

- 3 beds
- 2.00 baths
- Manufactured Home
- Residential
- Active



**Mireya Villagomez**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1999

**Days On Market:** 12

**County:** Pima

**Lot Acres:** 4.13 acres

**Lot Dimensions:** 260' x 662' x 275' x 663'

**View:** Desert,Mountains,Panoramic,Rural,Sunset

**Type:** Manufactured Home

**Bedrooms:** 3 beds

**Lot size:** 179902.00 sq ft

**MLS #:** 22325836

**Bathrooms Full:** 2

**List Number Main:** 22325836

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

**Township:** 16

Description

**Legal Description:** E271.95' N661.94' S992.88' SE4 SE44.13 AC SEC 11-16-14 AKA E271.95' N661.94'S992.88' PCL 5 SWAN RD ESTS RS 16/46

Rooms

**Sauna Level:** Sunnyside

**Kitchen Features:** **Pantry:** Closet

**Dining Areas:** Breakfast Bar,Dining Area

**Kitchen Features:** Dishwasher,Exhaust Fan,Garbage Disposal,Gas Range,Island,Microwave,Prep Sink,Refrigerator

**Kitchen Features:** **Countertops:** 1

**Kitchen Features:** **Appliance Color:** Black

**Extra Room:** None

Building Details



**Lot Features:** Cul-De-Sac,East/West Exposure,North/South Exposure,Subdivided

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1254.00 sq ft

**Stories:** One

**Fence:** Chain Link,Wood

**Garage/Carport Feat:** Detached,Separate Storage Area

**Floor covering:** Carpet, Ceramic Tile, Vinyl

**Construction:** Frame,Siding

**# of Garage Spaces:** 0.00

**Style:** Ranch

**Construction Status:** N/A

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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:** N/A

**Landscape - Front: Other:** Low Care,Natural Desert,Shrubs,Trees

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Gravel

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 303-09-055B

**Property Disclosures:** Public Airport Vcty,Seller Prop Disclosure

**Road Maintenance:** City

**Terms:** Cash,Conventional,Submit,VA

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

**Landscape - Rear: Other:** Desert Plantings,Low Care,Natural Desert,Shrubs,Trees,Vegetable Garden

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** No

**Accessibility Option:** None

**Section:** 11

**Fire Protection:** None

**Range:** 14.00

**Road Type:** Dirt

**Technology:** Shingle, Cable TV,Ceiling Speakers,High Speed Internet,Telephone

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## Listing Office



**ListingOfficeName:** Realty Executives Arizona Territory

**Listing Office Phone:** (520) 877-4940

**Listing Office Address:** 6760 N. Oracle Road Suite 130, Tucson, AZ 85704

**Listing Office Url:** [www.RealtyExAz.com](http://www.RealtyExAz.com)

**Listing Member Phone:** (520) 971-0960

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## Units Information

**Unit Level:** 1

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## Amenities & Features

**Interior Features:** Ceiling Fan(s), Split Bedroom Plan, Vaulted Ceilings, Walk In Closet(s), Wall Paper

**Sewer:** Septic

**Primary Bathroom Features:** Double Vanity, Exhaust Fan, Separate Shower(s), Soaking Tub

**Water: # Of Shared Well:** 8

**Assoc Amenities:** None

**Fireplace:** None

**Main Heating:** Natural Gas

**Pool:** None

**Spa:** Hot Tub, Hot Tub

**Window Covering:** Stay

**Guest Facilities:** None

**Exterior Features:** Native Plants, Shed, Workshop

**Neighborhood Feature:** None

**Fireplace Location: Other:** None

**Pool: Conventional:** No

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

**Main Cooling:** Ceiling Fans, Central Air, Wall Unit(s)

**Patio/Deck:** Covered, Deck, Patio

**Security:** None

**Water Heater:** Natural Gas

**Gas:** Propane

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## Nearby Schools



**High School:** Desert View  
**Elementary School:** Summet View

**Middle School:** Challenger

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## Fees and Taxes

**Tax Year:** 2023                      **Assoc Fees Includes:** None

