



**\$1,749,000**

## **5530 N VÍA ELENA, TUCSON, AZ 85718, USA**

<https://rehomes.us>

BREATHTAKING MOUNTAIN VIEWS!! Enjoy sunrise and sunsets in the north facing back yard. Enjoy all the unique features this elegantly Neil Murphy designed home has to offer. The wall of windows accentuate the mountain views and add to the open spacious feeling the high ceilings give the living space. A chef's kitchen outfitted with a [...]

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



**Phil Le Peau**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 5.00 baths

**Year built:** 1996

**Days On Market:** 12

**County:** Pima

**Lot Acres:** 1.26 acres

**Lot Dimensions:** 276X209X189X192

**View:** Mountains,Panoramic

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 55060.00 sq ft

**MLS #:** 22417035

**Bathrooms Full:** 5

**List Number Main:** 22417035

**Municipality/Zoning:** Pima County - CR1

**Township:** 13

## Description

**Legal Description:** Catalina Foothills Estates #3 Ptn Sely 258.99' Swly 210' M/L Of Lot 318

## Rooms

**Sauna Level:** Catalina Foothills

**Kitchen Features: Pantry:** Butler

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

**Kitchen Features:** Dishwasher,Garbage Disposal,Gas Oven,Gas Range,Island,Microwave,Refrigerator,Wet Bar

**Kitchen Features:**  
**Countertops:** Granite

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

**Extra Room:** Bonus Room,Den

## Building Details



**Lot Features:** Cul-De-Sac,Elevated Lot,Hillside Lot,North/South Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 3240.00 sq ft

**Stories:** One

**Fence:** Wrought Iron

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

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

**Construction:** Frame - Stucco

**# of Garage Spaces:** 3.00

**Style:** Contemporary,Modern

**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:** Catalina Foothills Estates NO. 3

**Landscape - Front: Other:** Decorative Gravel,Desert Plantings,Low Care,Shrubs,Trees

**Horse Property:** No

**Guest House SqFt:** 736.0000

**Landscape - Rear: Other:** Decorative Gravel,Desert Plantings,Low Care,Shrubs,Trees

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** Door Levers

**Section:** 9

**Attribution Contact:** 520-288-0028

**Tax Code:** 108-14-022E

**Property Disclosures:** Insurance Claims History Report,Seller Prop Disclosure

**Road Maintenance:** City

**Terms:** Cash,Conventional

**Special Listing Conditions:** None

**Co-op Fee:** \$2

**Direction:** N

**Horse Facilities:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

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

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## Listing Office



**ListingOfficeName:** OMNI Homes International

**Listing Office Phone:** (520) 275-4077

**Listing Office Address:** 7445 N Oracle Rd Ste 201, Tucson, AZ 85704

**Listing Office Url:**  
<http://omnihomesinternational.com>

**Listing Member Phone:** (520) 288-0028

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## Amenities & Features

**Interior Features:** Ceiling Fan(s),Dual Pane Windows,High Ceilings 9+,Skylight(s),Walk In Closet(s)

**Sewer:** Septic

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

**Pool: Conventional:** Yes

**Laundry:** Dryer,Laundry Room,Sink,Washer

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

**Patio/Deck:** Patio

**Spa:** Conventional, Conventional

**Water Heater:** Natural Gas

**Gas:** Natural

**Exterior Features:** Native Plants

**Neighborhood Feature:** None

**Fireplace Location: Other:** Living Room,Patio,Primary Bedroom

**Assoc Amenities:** None

**Fireplace:** Gas,See Through

**Main Heating:** Forced Air,Natural Gas

**Security:** Gated,Smoke Detector(s)

**Water:** City

**Window Covering:** Stay

**Guest Facilities:** House

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## Nearby Schools

**High School:** Catalina Fthls

**Middle School:** Orange Grove

**Elementary School:** Manzanita

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## Fees and Taxes

**Tax Year:** 2023

**Assoc Fees Includes:** None

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

