



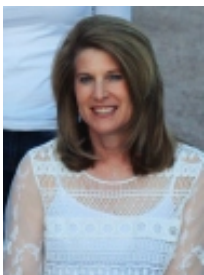
**\$565,000**

## **5532 S SYCAMORE RIM TRL, TUCSON, AZ 85747, USA**

<https://rehomes.us>

Rare exterior lot backs to large green space and amazing sunset views in this Eastside new and growing neighborhood. Amenities include; community pool, kids play area, full basketball court and baseball-multiuse field. Award winning Vail school district. Houses sit amongst the Fantasy Island mountain bike and nature trails. The house has an additional bedroom and [...]

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



**Kynn Escalante**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2022

**Days On Market:** 5

**County:** Pima

**Lot Acres:** 0.15 acres

**Lot Dimensions:** Irregular

**View:** Sunset

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Lot size:** 6360.00 sq ft

**MLS #:** 22412020

**Bathrooms Full:** 3

**List Number Main:** 22412020

**Municipality/Zoning:** Tucson - PAD

**Township:** 15

Description

**Legal Description:** Saguaro Trails Block 4 Lot 2132

Rooms

**Sauna Level:** Vail

**Kitchen Features:** **Pantry:** Walk-In

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

**Extra Room:** **Other:** Flex Room

**Dining Areas:** Dining Area,Great Room

**Kitchen Features:** Dishwasher,Electric Oven,Exhaust Fan,Garbage Disposal,Gas Cooktop,Island,Microwave,Refrigerator,Reverse Osmosis,Water Purifier

Building Details



**Lot Features:** East/West Exposure,Subdivided

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 2211.00 sq ft

**Stories:** One

**Fence:** Block,Wrought Iron

**Garage/Carport Feat:** Storage Racks, Electric Door Opener

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Frame - Stucco

**# of Garage Spaces:** 2.00

**Style:** Contemporary

**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. **Special Listing Conditions:** None

**Subdivision Name:** Saguaro Trails Block 4

**Landscape - Front: Other:** Low Care

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Attribution Contact:** kynn@wemovetucson.com

**Tax Code:** 141-02-3280

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

**Road Maintenance:** HOA

**Terms:** Cash,Conventional

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

**Direction:** S

**Horse Facilities:** No

**Landscape - Rear: Other:** Artificial Turf,Low Care

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** Door Levers

**Section:** 2

**Fire Protection:** Included in Taxes

**Range:** 15.00

**Road Type:** Paved

**Technology:** Tile, Alarm System,Cable TV,High Speed Internet,Smart Thermostat,Telephone

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## Listing Office



**ListingOfficeName:** WeMoveTucson

**Listing Office Phone:** (520) 529-4010

**Listing Office Address:** 10030 N. La Reserve,  
Oro Valley, AZ 85737

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

**Listing Member Phone:** (520) 401-6290

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## Amenities & Features

**Interior Features:** Ceiling  
Fan(s),Foyer,Solar Tube(s),Walk In  
Closet(s),Water Purifier

**Sewer:** Connected

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

**Pool: Conventional:** No

**Laundry:** Laundry Room,Storage

**Main Cooling:** Central Air

**Patio/Deck:** Covered,Paver

**Security:** Alarm Installed

**Water:** Water Company

**Window Covering:** Stay

**Guest Facilities:** Quarters

**Exterior Features:** None

**Neighborhood Feature:** Basketball  
Court,Park,Paved Street,Pool,Sidewalks,Street  
Lights,Walking Trail

**Fireplace Location: Other:** None

**Assoc Amenities:** Park,Pool

**Fireplace:** None

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

**Pool:** None

**Spa:** None, None

**Water Heater:** Tankless Water Htr

**Gas:** Natural

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## Nearby Schools

**High School:** Mica Mountain

**Middle School:** Old Vail

**Elementary School:** Mesquite

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## Fees and Taxes



**Tax Year:** 2023

**Association & Fees: HOA Amt (Monthly):** \$80

**Assoc Fees Includes:** Common Area Maint,Street Maint

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

