



**\$285,000**

- Lots / Land
- Active

**5626 E VÍA ARBOLADA, TUCSON, AZ 85750, USA**

<https://rehomes.us>



Enjoy unobstructed mountain and city views from build site. Access easement exists with neighboring property. Agents: please read showing instructions first. Seller Carryback option available.

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## Basics



**Category:** Lots / Land

**Lot size:** 74226.00 sq ft

**County:** Pima

**Entry Timestamp:**  
2023-03-23T22:07:57.911

**Municipality/Zoning:** Tucson - CR1

**Township:** 13

**Area:** North

**Status:** Active

**Days On Market:** 98

**List Number Main:** 22306501

**Lot Acres:** 1.70 acres

**Lot Dimensions:**  
342x415x244x144x24x125x218x55x251

**View:** City,Mountain(s),Panoramic,Residential

**Property Use Type:** Residential

Description

**Legal Description:** From Parcel:109090460 /Cimarron Foothills Estates Ely Ptn Lot 41

Building Details

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

**Fence:** None

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:** Cimarron Foothills Estates (1-97)

**Direction:** E

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Name:** Cimarron Foothills E

**Assessments:** \$0

**Community:** None

**Tax Code:** 109-09-046B

**Property Disclosures:** None

**Road Maintenance:** City

**Distance to Utilities: Phone:** unknown

**Distance to Utilities: Gas:** very close

**Phone: Location:** None

**Special Listing Conditions:** None

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

**Horse Property:** No

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Transfer Fee:** \$150

**Association & Fees: HOA Telephone:** (520) 577-8810

**Section:** 12

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Chip/Seal

**Terms:** Cash,Conventional

**Distance to Utilities: Sewer:** very close

**Distance to Utilities: Water:** very close

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## Listing Office

**Listing Office ShortId:** 16706

**Listing Office Address:** 4051 E. Sunrise Dr No. 101, Tucson, AZ 85718

**Listing Member Phone:** (520) 481-0230

**ListingOfficeName:** Long Realty Company

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

**Office ID:** 20091207184330384938000000

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## Amenities & Features

**Neighborhood Feature:** None

**Gas:** None

**Gas: Location:** None

**Electric:** Electric Company

**Water: Location:** Available

**Sewer: Location:** None





## Nearby Schools

**High School:** Catalina Fthls

**Middle School:** Esperero Canyon

**School District:** Catalina Foothills

**Elementary School:** Ventana Vista



## Fees and Taxes

**Tax Year:** 2021

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

**Association & Fees: HOA Amt (Monthly):**  
\$48

**Taxes:** \$3,031.24

