



**\$279,000**

## **5751 N KOLB RD, TUCSON, AZ 85750, USA**

<https://rehomes.us>

Updated first floor condominium with no interior steps in sought after, gated Veranda at Ventana Condominiums at the base of Ventana Canyon in the Catalina Foothills, near Kolb Rd. and Sunrise Dr. This immaculate unit features two bedrooms (both with walk-in closets), two full baths, spacious great room off kitchen with a private patio. The [...]

- 2 beds
- 2.00 baths
- Condominium
- Residential
- Active



**Russell Long**

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## **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1996

**Days On Market:** 3

**County:** Pima

**Lot Acres:** 0.02 acres

**Lot Dimensions:** Irregular

**View:** Mountains

**Type:** Condominium

**Bedrooms:** 2 beds

**Lot size:** 871.00 sq ft

**MLS #:** 22324331

**Bathrooms Full:** 2

**List Number Main:** 22324331

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

**Township:** 13

Description

**Legal Description:** Veranda At Ventana Condominium Unit 16103 .267% Int Common Element

Rooms

**Sauna Level:** Catalina Foothills

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

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

**Kitchen Features:** Dishwasher,Electric Range,Exhaust Fan,Garbage Disposal,Microwave,Refrigerator

**Kitchen Features:**  
**Countertops:** granite

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

**Extra Room:** Storage

Building Details



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

**# of Carport Spaces:** 1.00

**Basement:** No

**Main House SqFt:** 944.00 sq ft

**Stories:** One

**Fence:** Masonry

**Garage/Carport Feat:** Additional Carport, Detached

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Frame - Stucco

**# of Garage Spaces:** 0.00

**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.

**Subdivision Name:** Veranda at Ventana Condominiums

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

**Horse Property:** No

**Electric: Electric Company:** TEP

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Name:** Veranda At Ventana

**Home Protection: Offered:** Yes

**Accessibility Option:** Door Levers

**Assessments:** \$0

**Community:** None

**Fire Protection:** Subscription

**Range:** 15.00

**Road Type:** Paved

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

**Special Listing Conditions:** None

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

**Direction:** N

**Horse Facilities:** No

**Landscape - Rear: Other:** Low Care

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Transfer Fee:** \$155

**Association & Fees: HOA Telephone:** 520-232-9149

**Home Protection: Plan By:** Fidelity

**Driveway:** None

**Section:** 7

**Attribution Contact:** longs@longrealty.com

**Tax Code:** 114-65-1470

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

**Road Maintenance:** HOA

**Terms:** Cash, Conventional, VA



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# Listing Office

**ListingOfficeName:** Long Realty Company

**Listing Office Phone:** (520) 918-2400

**Listing Office Address:** 1880 E River Road, Suite 120, Tucson, AZ 85718

**Listing Member Phone:** (520) 529-1116

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# Units Information

**Unit Level:** 1

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# Amenities & Features

**Interior Features:** Ceiling Fan(s),Dual Pane Windows,Fire Sprinklers,Split Bedroom Plan,Walk In Closet(s)

**Exterior Features:** Play Equipment

**Sewer:** None

**Neighborhood Feature:** Athletic Facilities,Exercise Facilities,Gated,Paved Street,Pool,Rec Center,Sidewalks,Spa

**Primary Bathroom Features:** Exhaust Fan,Shower & Tub

**Fireplace Location: Other:** None

**Pool: Conventional:** No

**Assoc Amenities:** Clubhouse,Pool,Recreation Room,Spa/Hot Tub,Volleyball Court

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

**Fireplace:** None

**Main Cooling:** Central Air

**Main Heating:** Heat Pump

**Patio/Deck:** Covered,Patio

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

**Spa:** None, None

**Water:** City

**Water Heater:** Electric

**Window Covering:** Stay

**Gas:** None

**Guest Facilities:** None

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# Nearby Schools



**High School:** Catalina Fthls  
**Elementary School:** Ventana Vista

**Middle School:** Esperero Canyon

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## Fees and Taxes

**Tax Year:** 2023

**Assoc Fees Includes:** Blanket Ins Policy,Common Area Maint,Garbage Collection,Gated Community,Street Maint

**Association & Fees: HOA Amt (Monthly):** \$309

