



\$1,600,000

**596 W GRANITE VIEW DR, ORO VALLEY, AZ
85755, USA**

<https://rehomes.us>

Incredible custom home on over an acre with panoramic views of Pusch Ridge. Sit on your expansive patio and watch the changing mountain moods. This house was built by the current owner to exceedingly high standards. The kitchen features granite counters and stainless appliances with a commercial gas range. The living room has a gas fireplace [...]

- 5 beds
- 4.00 baths
- Single Family Residence
- Residential
- Active



John Powell

Basics



Category: Residential

Status: Active

Bathrooms: 4.00 baths

Year built: 2016

Days On Market: 10

County: Pima

Lot Acres: 1.15 acres

Lot Dimensions:
126'x89'x17'x42'x42'x26'x255'x202'x313'

View: Mountains

Type: Single Family Residence

Bedrooms: 5 beds

Lot size: 50094.00 sq ft

MLS #: 22416811

Bathrooms Full: 3

List Number Main: 22416811

Municipality/Zoning: Oro Valley - PAD

Township: 11

Description

Legal Description: RANCHO VISTOSO NGH 7 PCL A VISTOSO POINTE LOT 30

Rooms

Sauna Level: Amphitheater

Kitchen Features: Pantry: Walk-In

Dining Areas: Breakfast Bar,Dining Area,Formal Dining Room

Kitchen Features: Convection Oven,Dishwasher,Exhaust Fan,Garbage Disposal,Gas Oven,Gas Range,Island,Microwave,Prep Sink,Refrigerator,Wine Cooler

Kitchen Features:
Countertops: Granite

Kitchen Features: Appliance Color: Stainless

Extra Room: Bonus Room,Rec Room,Workshop

Building Details



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

of Carport Spaces: 0.00

Basement: Yes

Main House SqFt: 4500.00 sq ft

Stories: Two

Fence: Wrought Iron

Garage/Carport Feat: Additional Garage,Attached Garage/Carport,Electric Door Opener,Over Height Garage,Utility Sink

Floor covering: Ceramic Tile, Engineered Wood

Construction: Frame - Stucco

of Garage Spaces: 4.00

Style: Contemporary

Construction Status: Existing

Miscellaneous

Compensation Disclaimer: .

Subdivision Name: N/A

Direction: W

Horse Facilities: No

Landscape - Rear: Other: Decorative Gravel,Low Care

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Accessibility Option: None

Section: 36

Fire Protection: Included in Taxes

Range: 13.00

Road Type: Paved

Technology: Built-Up - Reflect, Cable TV,High Speed Internet,Smart Panel,Telephone

Special Listing Conditions: None

Landscape - Front: Other: Decorative Gravel,Desert Plantings,Shrubs

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Home Protection: Offered: No

Assessments: \$0

Community: None

Tax Code: 219-50-4220

Property Disclosures: Insurance Claims History Report,Seller Prop Disclosure

Road Maintenance: City

Terms: Cash,Conventional,FHA

Listing Office



ListingOfficeName: Help-U-Sell The Powell Group

Listing Office Address: 9310 W Lambert Ln, Unit 1, Marana, AZ 85653

Listing Member Phone: (520) 405-9095

Listing Office Phone: (520) 574-8900

Listing Office Url:
<http://www.helpuselltucson.com>

Units Information

Unit Level: 2

Amenities & Features

Interior Features: Ceiling Fan(s),Dual Pane Windows,High Ceilings 9+,Split Bedroom Plan,Walk In Closet(s),Water Softener,Wet Bar,Whl Hse Air Filt Sys,Workshop

Neighborhood Feature: Walking Trail

Fireplace Location: Other: Great Room

Assoc Amenities: None

Fireplace: Gas

Main Heating: Forced Air,Natural Gas

Security: None

Water: City

Window Covering: Stay

Guest Facilities: None

Sewer: Connected

Primary Bathroom Features: Double Vanity,Dual Flush Toilet,Exhaust Fan,Jetted Tub,Low Flow Showerhead,Separate Shower(s)

Pool: Conventional: No

Laundry: Laundry Room,Sink

Main Cooling: Ceiling Fans,Central Air

Patio/Deck: Balcony,Covered,Patio

Spa: None, None

Water Heater: Natural Gas,Storage Tank

Gas: Natural

Nearby Schools

High School: Ironwood Ridge

Elementary School: Painted Sky

Middle School: Wilson K-8





Fees and Taxes

Tax Year: 2023

**Association & Fees: HOA Amt
(Monthly):** \$30

Assoc Fees Includes: Common Area Maint,None

Association & Fees: HOA Payment Frequency:
Quarterly

