



**\$449,500**

**61686 E BORDER ROCK RD, TUCSON, AZ  
85739, USA**

<https://rehomes.us>

2017 Artesia Model home in Saddlebrooke, Tucson's #1 Active Adult Community. Spacious 2 bedroom, 2 bath and den with an open floor plan and high ceilings. Large kitchen with gorgeous cabinetry, granite countertops and tile backsplash. The main suite offers a walk-in closet, walk-in shower, double vanity, and a bay window. Enjoy the evenings in [...]

- 2 beds
- 2.00 baths
- Single Family Residence
- Residential
- Active



**Grant Hampton**

---

**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 2017

**Days On Market:** 78

**County:** Pinal

**Lot Acres:** 0.20 acres

**Lot Dimensions:** Approx. 70' x 122'

**View:** Mountains,Residential,Sunrise

**Type:** Single Family Residence

**Bedrooms:** 2 beds

**Lot size:** 8712.00 sq ft

**MLS #:** 22307058

**Bathrooms Full:** 2

**List Number Main:** 22307058

**Municipality/Zoning:** Other - CALL

**Township:** 10

---

## Description

**Legal Description:** Saddlebrooke Unit 48 Lot 127

---

## Rooms

**Sauna Level:** Other

**Kitchen Features: Pantry:** Closet

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

**Kitchen Features:** Dishwasher,Electric Oven,Exhaust Fan,Garbage Disposal,Gas Cooktop,Refrigerator

**Kitchen Features: Countertops:** Granite

**Kitchen Features: Appliance Color:** Stainless

**Extra Room:** Den

---

## Building Details



**Lot Features:** North/South Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1960.00 sq ft

**Stories:** One

**Fence:** Block

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

**Floor covering:** Carpet, Ceramic Tile, Engineered Wood

**Construction:** Frame - Stucco

**# of Garage Spaces:** 2.00

**Style:** Contemporary

**Construction Status:** Existing

---

## 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:** Saddlebrooke

**Landscape - Front: Other:** Decorative Gravel,Low Care

**Horse Property:** No

**Electric: Electric Company:** Trico

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** Yes

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 305-12-496

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

**Road Maintenance:** HOA

**Terms:** Cash,Conventional,FHA

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

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

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** Level

**Section:** 33

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Shingle, Cable TV,High Speed Internet

---

## Listing Office



**ListingOfficeName:** Realty Executives Arizona Territory

**Listing Office Address:** 6760 N. Oracle Road Suite 130, Tucson, AZ 85704

**Listing Member Phone:** (520) 299-7000

**Listing Office Phone:** (520) 877-4940

**Listing Office Url:** [www.RealtyExAz.com](http://www.RealtyExAz.com)

## Amenities & Features

**Interior Features:** Ceiling Fan(s),Dual Pane Windows,Split Bedroom Plan

**Neighborhood Feature:** Exercise Facilities,Golf,Park,Paved Street,Pickleball,Pool,Rec Center,Sidewalks,Spa,Tennis Courts

**Fireplace Location: Other:** None

**Assoc Amenities:** Clubhouse,Park,Pickleball,Pool,Recreation Room,Sauna,Spa/Hot Tub,Tennis Courts,Volleyball Court

**Fireplace:** None

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

**Security:** Smoke Detector(s)

**Water:** City

**Window Covering:** Stay

**Guest Facilities:** None

**Sewer:** Connected

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

**Pool: Conventional:** No

**Laundry:** Laundry Room

**Main Cooling:** Central Air

**Patio/Deck:** Covered,Patio,Paver

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

## Nearby Schools

**High School:** Other

**Elementary School:** Other

**Middle School:** Other

## Fees and Taxes



**Tax Year:** 2022

**Association & Fees: HOA Amt (Monthly):** \$275

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

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

