



**\$315,000**

**6170 S DEL MORAL BLVD, TUCSON, AZ  
85706, USA**

<https://rehomes.us>

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

NEWLY BUILT!! Explore the charm and style of this wonderful 4-bed, 2-bath home! An inviting front porch, ideal for savoring your morning coffee, greets you upon arrival. Come inside to find a desirable great room adorned with a chic two-tone palette, recessed lighting, wood-look tile flooring, and abundant natural light filling the space. The kitchen [...]



**Aric Mokhtarian**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 2023

**Days On Market:** 4

**County:** Pima

**Lot Acres:** 0.13 acres

**Lot Dimensions:** 75-72-75-72

**View:** Residential

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Lot size:** 5619.00 sq ft

**MLS #:** 22320707

**Bathrooms Full:** 2

**List Number Main:** 22320707

**Municipality/Zoning:** Tucson - MH1

**Township:** 15

Description

**Legal Description:** Los Ranchitos Number 5 E75' Lot 187 Exc N150' & S75'

Rooms

**Sauna Level:** Sunnyside

**Kitchen Features:** Pantry: Closet

**Extra Room:** None

**Kitchen Features: Countertops:** GRANITE

**Dining Areas:** Dining Area

**Kitchen Features:** Dishwasher,Electric Range,Garbage Disposal,Lazy Susan

Building Details

**Lot Features:** Adjacent to Alley,Corner Lot,East/West Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1600.00 sq ft

**Stories:** One

**Fence:** Chain Link

**Garage/Carport Feat:** Attached Garage/Carport

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Frame - Stucco

**# of Garage Spaces:** 0.00

**Style:** Ranch

**Construction Status:** New Construction



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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:** Los Ranchitos NO. 5

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

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Gravel

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 140-24-0390

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

**Road Maintenance:** City

**Terms:** Cash,Conventional,FHA,VA

**Special Listing Conditions:** None

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

**Direction:** S

**Horse Facilities:** No

**Landscape - Rear: Other:** None

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** No

**Accessibility Option:** Door Levers

**Section:** 7

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Tile, Cable TV,High Speed Internet,Telephone

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## Listing Office

**ListingOfficeName:** KMS Realty

**Listing Office Address:** 5225 E Pima St, Tucson, AZ 85712

**Listing Office Phone:** (520) 612-1700

**Listing Member Phone:** (520) 271-6690

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## Amenities & Features



**Interior Features:** Ceiling Fan(s),High Ceilings  
9+,Skylights,Walk In Closet(s)

**Neighborhood Feature:** Paved Street

**Fireplace Location: Other:** None

**Assoc Amenities:** None

**Fireplace:** None

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

**Pool:** None

**Spa:** None, None

**Water Heater:** Electric

**Gas:** Natural,None

**Sewer:** Connected

**Primary Bathroom Features:** Shower Only

**Pool: Conventional:** No

**Laundry:** Electric Dryer Hookup,Laundry  
Room

**Main Cooling:** Ceiling Fans,Central Air

**Patio/Deck:** Covered

**Security:** Smoke Detector(s)

**Water:** City

**Window Covering:** None

**Guest Facilities:** None

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## Nearby Schools

**High School:** Desert View

**Middle School:** Sierra

**Elementary School:** Rosemarie Rivera

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## Fees and Taxes

**Tax Year:** 2022

**Assoc Fees Includes:** None

