

## 6231 S 1ST AVE, TUCSON, AZ 85706, USA

<https://rehomes.us>

Fantastic site for manufactured home with beautiful, mature saguaros. All utilities on site or at lot line, and connected to sewer.

\$99,000

- Lots / Land
- Active



### Basics

**Category:** Lots / Land

**Lot size:** 7594.00 sq ft

**List Number Main:** 22406016

**Lot Acres:** 0.17 acres

**Lot Dimensions:** 127 X 60

**View:** None

**Property Use Type:** Manufactured Home

**Status:** Active

**County:** Pima

**Entry Timestamp:** 2024-03-08T12:34:35.267

**Municipality/Zoning:** Tucson - MH1

**Township:** 15

**Area:** South



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## Description

**Legal Description:** SUNLAND VILLA LOT 6

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## Building Details

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

**Fence:** Chain Link

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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:** Sunland Villa (1-8)

**Direction:** S

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** No

**Section:** 7

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Terms:** Cash,Conventional

**Distance to Utilities: Sewer:** connected

**Distance to Utilities: Water:** on site

**Phone: Location:** Available

**Special Listing Conditions:** None

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

**Horse Property:** No

**Subdivision Restrict: Age Restrictions:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 140-23-4510

**Property Disclosures:** Public Airport Vcty,Seller Prop Disclosure

**Road Maintenance:** City

**Distance to Utilities: Phone:** available

**Distance to Utilities: Gas:** lot line

**Distance to Utilities: Electric:** On site

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## Listing Office



**Listing Office ShortId:** 2866

**Listing Office Address:** 1650 E River Rd., Suite 202,  
Tucson, AZ 85718

**Office ID:** 20091207184814619151000000

**ListingOfficeName:** Tierra Antigua Realty

**Listing Member Phone:** (520) 631-3943

## Amenities & Features

**Sewer:** Connected

**Water:** City

**Water: Location:** On Site

**Electric: Location:** On Site

**Neighborhood Feature:** None

**Gas:** Natural

**Gas: Location:** Available

## Nearby Schools

**High School:** Desert View

**Middle School:** Sierra

**School District:** Sunnyside

**Elementary School:** Gallego

## Fees and Taxes

**Tax Year:** 2023

**Taxes:** \$399.94

