



**\$475,000**

**6318 S EAGLES TALON PKWY, TUCSON, AZ  
85757, USA**

<https://rehomes.us>

More than a HOME, a Destination!! This stunning oasis offers an array of luxurious features and amenities, making it perfect retreat for hosting large gatherings or wanting it for a retreat filled with Sunsets and relaxation. As you enter, you'll be greeted by a spacious and open floor plan, allowing for seamless flow and ample [...]

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



**Adrian Moreno**

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## Basics



**Category:** Residential  
**Status:** Active  
**Bathrooms:** 4.00 baths  
**Year built:** 2015  
**Days On Market:** 2  
**County:** Pima  
**Lot Acres:** 0.23 acres  
**Lot Dimensions:** irregular  
**View:** Desert,Panoramic,Sunset

**Type:** Single Family Residence  
**Bedrooms:** 4 beds  
**Lot size:** 10155.00 sq ft  
**MLS #:** 22315412  
**Bathrooms Full:** 4  
**List Number Main:** 22315412  
**Municipality/Zoning:** Pima County - TR  
**Township:** 15

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## Description

**Legal Description:** EAGLE POINT ESTATES LOT 102 EXC MINERAL RIGHTS BELOW 30 FT

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## Rooms

**Sauna Level:** TUSD

**Kitchen Features: Pantry:** Closet

**Dining Areas:** Breakfast Bar

**Kitchen Features:** Dishwasher,Exhaust Fan,Garbage Disposal,Gas Range,Island,Refrigerator

**Kitchen Features: Countertops:** Granite

**Kitchen Features: Appliance Color:** Stainless

**Extra Room:** Den

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## Building Details



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

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 2230.00 sq ft

**Stories:** One

**Fence:** Block,Wrought Iron

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

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Stucco Finish

**# of Garage Spaces:** 2.00

**Style:** Modern

**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:** Eagle Point Estates (1-212)

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

**Horse Property:** No

**Guest House SqFt:** 0.0000

**Landscape - Rear: Other:** Artificial Turf

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Telephone:** 520.795.6500

**Accessibility Option:** None

**Section:** 8

**Fire Protection:** Included in Taxes

**Range:** 12.00

**Road Type:** Paved

**Technology:** Tile, Alarm System,Smart Panel,Smart Thermostat

**Special Listing Conditions:** None

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

**Direction:** S

**Horse Facilities:** No

**Electric: Electric Company:** Trico

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Name:** Stratford Management

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 210-15-3040

**Property Disclosures:** None

**Road Maintenance:** County

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



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## Listing Office

**ListingOfficeName:** eXp Realty

**Listing Office Address:** One South Church Ave, # 12, Tucson, AZ 85701

**Listing Member Phone:** (520) 990-1168

**Listing Office Phone:** (888) 897-7821

**Listing Office Url:**  
<http://https://www.exprealty.com>

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## Units Information

**Unit Level:** 1

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## Amenities & Features

**Interior Features:** Ceiling Fan(s),ENERGY STAR Qualified Windows,Low Emissivity Windows,Split Bedroom Plan

**Sewer:** Connected

**Primary Bathroom Features:** Shower & Tub

**Water: Other:** Metro

**Laundry:** Laundry Room

**Main Cooling:** Central Air

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

**Security:** Alarm Installed,Carbon Monoxide Detectors,Smoke Detector(s),Wrought Iron Security Door

**Water Heater:** Natural Gas

**Gas:** Natural

**Exterior Features:** BBQ,Native Plants,Outdoor Kitchen,Waterfall/Pond

**Neighborhood Feature:** Paved Street,Sidewalks

**Fireplace Location: Other:** None

**Pool: Conventional:** Yes

**Fireplace:** None

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

**Pool:** Heated,Solar Cover

**Spa:** Conventional, Conventional

**Window Covering:** Stay

**Guest Facilities:** None

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## Nearby Schools



**High School:** Cholla  
**Elementary School:** Vesey

**Middle School:** Valencia

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## Fees and Taxes

**Tax Year:** 2022

**Association & Fees: HOA Amt  
(Monthly):** \$31.08

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

