



**\$265,000**

**6324 N WILLOWBROOK DR, TUCSON, AZ  
85704, USA**

<https://rehomes.us>

- 3 beds
- 2.00 baths
- Condominium
- Residential
- Active

Located in a quaint community of townhomes, this lovely 3-bedroom, 2-bath townhome in Grove Point is bright and open with soaring ceilings and plenty of natural lighting. The kitchen features a breakfast nook, and a small pass through which opens to the dining and living areas allowing conversation with the cook. The living room showcases [...]



**Tom Ebenhack**

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## Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1985

**Days On Market:** 2

**County:** Pima

**Lot Acres:** 0.05 acres

**Lot Dimensions:** 32x68x31x68

**View:** None

**Type:** Condominium

**Bedrooms:** 3 beds

**Lot size:** 2134.00 sq ft

**MLS #:** 22326408

**Bathrooms Full:** 2

**List Number Main:** 22326408

**Municipality/Zoning:** Pima County - CR4

**Township:** 13

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## Description

**Legal Description:** Grove Pointe Lot 29

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## Rooms

**Sauna Level:** Amphitheater

**Kitchen Features:** Appliance  
**Color:** Almond

**Extra Room:** None

**Kitchen Features:** Countertops: Formica

**Dining Areas:** Breakfast Nook,Dining Area

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

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## Building Details

**Lot Features:** Borders Common Area,East/West Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1299.00 sq ft

**Stories:** One

**Fence:** Wood

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

**Floor covering:** Carpet, Ceramic Tile, Laminate

**Construction:** Frame - Stucco

**# of Garage Spaces:** 2.00

**Style:** Patio Home

**Construction Status:** Existing



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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:** Grove Pointe (1-56)

**Landscape - Front:** Other: Decorative Gravel, Shrubs, Trees

**Horse Property:** No

**Guest House SqFt:** 0.0000

**Landscape - Rear:** Other: Low Care

**Subdivision Restrict:** Deed Restrictions: Yes

**Association & Fees:** HOA: Yes

**Association & Fees:** HOA Name: Grove Pointe

**Home Protection:** Offered: No

**Assessments:** \$0

**Community:** None

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Technology:** Built-Up, Shingle, Cable TV, High Speed Internet, Telephone

**Special Listing Conditions:** None

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

**Direction:** N

**Horse Facilities:** No

**Electric:** Electric Company: TEP

**Driveway:** Paved: Concrete

**Subdivision Restrict:** Age Restrictions: No

**Association & Fees:** HOA Transfer Fee: \$400

**Association & Fees:** HOA Telephone: 520-742-3018

**Accessibility Option:** Level

**Section:** 11

**Attribution Contact:** 520-403-8284

**Tax Code:** 102-15-5600

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

**Road Maintenance:** HOA

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

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## Listing Office

**ListingOfficeName:** Long Realty Company

**Listing Office Address:** 4051 E. Sunrise Dr No. 101, Tucson, AZ 85718

**Listing Member Phone:** (520) 232-2109

**Listing Office Phone:** (520) 299-2201

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



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# Units Information

Unit Level: 1

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## Amenities & Features

**Interior Features:** Ceiling Fan(s),Dual Pane Windows,Skylights,Vaulted Ceilings

**Neighborhood Feature:** Pool,Spa

**Fireplace Location: Other:** Living Room

**Assoc Amenities:** Pool,Spa/Hot Tub

**Fireplace:** Wood Burning

**Main Heating:** Heat Pump

**Security:** Security Screens,Wrought Iron Security Door

**Water:** City

**Window Covering:** Stay

**Guest Facilities:** None

**Sewer:** Connected

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

**Pool: Conventional:** No

**Laundry:** Dryer,In Garage,Washer

**Main Cooling:** Central Air,Heat Pump

**Patio/Deck:** Patio,Paver

**Spa:** None, None

**Water Heater:** Electric

**Gas:** None

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## Nearby Schools

**High School:** Amphitheater

**Elementary School:** Walker

**Middle School:** La Cima

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## Fees and Taxes

**Tax Year:** 2023

**Association & Fees: HOA Amt (Monthly):** \$225

**Assoc Fees Includes:** Common Area Maint,Front Yard Maint,Sewer,Street Maint,Water

**Association & Fees: HOA Payment Frequency:** Quarterly

