



\$625,000

63484 E CAT CLAW LN, TUCSON, AZ 85739, USA

<https://rehomes.us>

- 3 beds
- 3.00 baths
- Single Family Residence
- Residential
- Active

Welcome to this large lovely home just waiting for your personal touches! Master suite downstairs opens out to secluded covered porch in terraced back yard. Spacious living room, large kitchen with great room and dining area with access to covered porch in back as well. Nice sized den/office at front entry. Upstairs for your guests [...]



Joan Money

Basics



Category: Residential

Status: Active

Bathrooms: 3.00 baths

Year built: 2000

Days On Market: 4

County: Pinal

Lot Acres: 0.30 acres

Lot Dimensions: 168.65'x67.94'x148.83'x57.95'

View: Mountains,Residential,Sunset

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 13068.00 sq ft

MLS #: 22319407

Bathrooms Full: 2

List Number Main: 22319407

Municipality/Zoning: Pinal County - CR3

Township: 10

Description

Legal Description: SADDLEBROOKE UNIT 24 LOT 106 CAB C SLD 082 SEC 27-10S-14E 13049 SQ FT .30 AC

Rooms

Sauna Level: Amphitheater

Kitchen Features: **Pantry:** Cabinet

Kitchen Features:
Appliance Color: Stainless

Dining Areas: Breakfast Nook,Dining Area

Extra Room: Den,Office

Kitchen Features: Desk,Dishwasher,Electric Cooktop,Electric Oven,Exhaust Fan,Garbage Disposal,Microwave,Refrigerator

Building Details

Lot Features: Corner Lot,North/South Exposure

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 3188.00 sq ft

Stories: Two

Fence: Block

Garage/Carport Feat: Golf Cart Garage

Floor covering: Carpet, Ceramic Tile

Construction: Frame - Stucco

of Garage Spaces: 3.00

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,Desert
Plantings,Low Care,Trees

Horse Property: No

Electric: Electric Company: Trico
Electric

Driveway: Paved: Concrete

**Subdivision Restrict: Age
Restrictions:** Yes

**Association & Fees: HOA Transfer
Fee:** \$350

**Association & Fees: HOA
Telephone:** (520) 818-1000

Accessibility Option: None

Section: 27

Fire Protection: Included in Taxes
Range: 14.00

Road Type: Paved

Technology: Tile, Pre-Wired Tele
Lines

Special Listing Conditions: Probate/Estate

Co-op Fee: \$3

Direction: E

Horse Facilities: No

Landscape - Rear: Other: Decorative Gravel,Desert
Plantings,Shrubs,Sprinkler/Drip,Trees

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Name: SADDLEBROOKE
HOA 2

Home Protection: Offered: No

Assessments: \$0

Community: None

Tax Code: 305-86-106

Property Disclosures: Insurance Claims History
Report,Seller Prop Disclosure

Road Maintenance: City

Terms: Cash,Conventional,Submit

Listing Office

ListingOfficeName: NextHome Complete Realty (DBA) **Listing Office Phone:** (520) 200-4027

Listing Office Address: 4007 E
Broadway Blvd., Tucson, AZ 85711

Listing Member Phone: (520) 471-0910
ext. 4710910

Listing Office Url:
<http://www.nexthomecompleterealty.com>



Amenities & Features

Interior Features: Ceiling Fan(s),Dual Pane Windows,Primary Downstairs,Split Bedroom Plan,Vaulted Ceilings

Sewer: Connected

Primary Bathroom Features: Exhaust Fan,Separate Shower(s),Shower & Tub

Pool: Conventional: No

Laundry: Dryer,Laundry Room,Washer

Main Cooling: Central Air

Patio/Deck: Covered,Patio

Spa: None, None

Water Heater: Natural Gas

Gas: Natural

Exterior Features: BBQ-Built-In,Courtyard

Neighborhood Feature: Athletic Facilities,Exercise Facilities,Golf,Handball,Lighted,Paved Street,Pool,Putting Green,Sidewalks,Tennis Courts

Fireplace Location: Other: Patio

Assoc Amenities: Clubhouse,Pickleball,Pool,Spa/Hot Tub,Tennis Courts

Fireplace: Bee Hive,Wood Burning

Main Heating: Forced Air,Natural Gas

Security: None,Smoke Detector(s)

Water: Water Company

Window Covering: Stay

Guest Facilities: Quarters

Nearby Schools

High School: Canyon Del Oro

Middle School: Coronado K-8

Elementary School: Coronado K-8

Fees and Taxes

Tax Year: 2022

Assoc Fees Includes: Blanket Ins Policy,Common Area Maint,Street Maint

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

Association & Fees: HOA Payment Frequency: Annually

