



\$435,000

**636 W ROLLER COASTER RD, TUCSON, AZ
85704, USA**

<https://rehomes.us>

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

Rare opportunity to buy a 3 bedroom, 2 bath unit in this gorgeous 55+ community, designed by renowned architect, Bennie Gonzales, master of charm and environment in Southwest styling. Burnt adobe walls, beams, and beautiful natural light greet you and make you feel at home as soon as you enter. Charming courtyard-style patio entry has [...]



Jennifer Uhlmann

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 1969

Days On Market: 2

County: Pima

Lot Acres: 0.03 acres

Lot Dimensions: Irregular

View: Residential,Sunset

Type: Condominium

Bedrooms: 3 beds

Lot size: 1481.00 sq ft

MLS #: 22314346

Bathrooms Full: 2

List Number Main: 22314346

Municipality/Zoning: Pima County - CR4

Township: 13

Description

Legal Description: Casitas De Castilian Apt No 70 & Und 1/120 Int in common

Rooms

Sauna Level: Amphitheater

Dining Areas: Dining Area

Kitchen Features: Island,Refrigerator

Kitchen Features: Countertops: tile

Extra Room: None

Building Details

Lot Features: Borders Common Area,Corner Lot

of Carport Spaces: 1.00

Basement: No

Main House SqFt: 1557.00 sq ft

Stories: One

Fence: None

Garage/Carport Feat: Detached,Separate Storage Area

Floor covering: Stone, Wood

Construction: Burnt Adobe

of Garage Spaces: 0.00

Style: Spanish Mission

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: Las Lomitas (1)

Landscape - Front: Other: Desert Plantings, Grass, Shrubs, Trees

Horse Property: No

Electric: Electric Company: TEP

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Home Protection: Offered: No

Driveway: Shared

Section: 11

Fire Protection: Included in Taxes

Range: 13.00

Road Type: Paved

Technology: Built-Up, High Speed Internet

Special Listing Conditions: None

Co-op Fee: \$3

Direction: W

Horse Facilities: No

Landscape - Rear: Other: None

Subdivision Restrict: Age Restrictions: Yes

Association & Fees: HOA Name: Casita de Castilian

Accessibility Option: None

Assessments: \$0

Community: None

Tax Code: 102-18-0890

Property Disclosures: Insurance Claims History Report, Seller Prop Disclosure

Road Maintenance: HOA

Terms: Cash, Conventional

Listing Office

ListingOfficeName: United Real Estate Specialists **Listing Office Phone:** (520) 612-7422

Listing Office Address: 7430 N. La Cholla Blvd., Tucson, AZ 85741

Listing Office Url: <http://unitedrealestatesouthernarizona.com>

Listing Member Phone: (520) 822-7060

Units Information



Unit Level: 1

Amenities & Features

Interior Features: Primary Downstairs,Skylight(s)	Sewer: Connected
Neighborhood Feature: Paved Street,Pool,Spa,Tennis Courts,Walking Trail	Primary Bathroom Features: Exhaust Fan,Shower Only
Fireplace Location: Other: None	Water: Other: HOA Well
Pool: Conventional: No	Assoc Amenities: Clubhouse,Maintenance,Pool,Spa/Hot Tub,Tennis Courts
Laundry: Stacked Space	Green Features: Building Materials
Fireplace: None	Main Cooling: Central Air
Main Heating: Forced Air	Patio/Deck: Patio,Paver
Security: Wrought Iron Security Door	Spa: None, None
Water: Water Company	Water Heater: Natural Gas
Window Covering: None	Gas: Natural
Guest Facilities: None	

Nearby Schools

High School: Amphitheater	Middle School: La Cima
Elementary School: Walker	

Fees and Taxes

Tax Year: 2022	Assoc Fees Includes: Common Area Maint,Exterior Mnt of Unit,Garbage Collection,Sewer,Street Maint,Water
Association & Fees: HOA Amt (Monthly): \$285	Association & Fees: HOA Payment Frequency: Monthly

