



\$530,000

63895 E CAT CLAW LN, TUCSON, AZ 85739, USA

<https://rehomes.us>

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

Enjoy the spacious Galleria with room to entertain family and friends. This home is in the heart of SaddleBrooke One on a pie-shaped corner lot with mountain views from the back patio, yard and pool area. The kitchen has plenty of cabinet storage, a pantry, an island and peninsula for gathering. Off the kitchen, the [...]



Helen Graham

Basics



Category: Residential

Status: Active

Bathrooms: 3.00 baths

Year built: 1993

Days On Market: 11

County: Pinal

Lot Acres: 0.30 acres

Lot Dimensions: 41 x 122 x 135 x 38 x 115

View: Mountains

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 13068.00 sq ft

MLS #: 22320301

Bathrooms Full: 2

List Number Main: 22320301

Municipality/Zoning: Other - CALL

Township: 10

Description

Legal Description: SaddleBrooke Unit 8 Lot 24 Por Ne Sec 27-10S-14E .35 Ac

Rooms

Sauna Level: Other

Kitchen Features: **Pantry:** Walk-In

Kitchen Features:
Appliance Color: Other

Dining Areas: Breakfast Bar,Breakfast Nook,Formal Dining Room

Extra Room: Den

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

Building Details

Lot Features: Borders Common Area,Corner Lot,North/South Exposure

Garage/Carport Feat: Attached Garage Cabinets,Electric Door Opener,Utility Sink

of Carport Spaces: 0.00

Floor covering: Carpet, Ceramic Tile

Basement: No

Window Covering: **Other:** shutters

Construction: Stucco Finish,Wood Frame

Main House SqFt: 3387.00 sq ft

of Garage Spaces: 3.00

Stories: Two

Style: Southwestern

Fence: Block

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,Shrubs,Trees

Horse Property: No

Guest House SqFt: 0.0000

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

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Name: SB HOA One

Home Protection: Offered: Yes

Accessibility Option: Door Levers

Section: 27

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Tile, Telephone

Special Listing Conditions: None

Co-op Fee: \$3

Direction: E

Horse Facilities: No

Electric: Electric Company: Trico

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: Yes

Association & Fees: HOA Transfer Fee: \$2,680

Association & Fees: HOA Telephone: 520-825-3048

Home Protection: Plan By: AHS

Assessments: \$0

Community: None

Tax Code: 305-65-0240

Property Disclosures: Insurance Claims History Report,Seller Prop Disclosure

Road Maintenance: HOA

Terms: Cash,Conventional,FHA,VA

Listing Office

ListingOfficeName: Long Realty Company

Listing Office Address: 15250 N. Oracle Rd No. 110, Tucson, AZ 85739

Listing Member Phone: (303) 902-6633

Listing Office Phone: (520) 665-4200

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



Units Information

Unit Level: 2

Amenities & Features

Interior Features: Ceiling Fan(s),Central Vacuum,Dual Pane Windows,Skylights,Vaulted Ceilings,Walk In Closet(s)

Sewer: Connected

Primary Bathroom Features: Double Vanity,Exhaust Fan,Separate Shower(s),Soaking Tub

Water: Other: Lago del Oro

Assoc Amenities: Clubhouse,Pool,Recreation Room,Security,Spa/Hot Tub,Tennis Courts

Fireplace: Gas

Main Heating: Forced Air,Natural Gas,Zoned

Security: Smoke Detector(s)

Water: Water Company

Gas: Natural

Exterior Features: Waterfall/Pond

Neighborhood Feature: Exercise Facilities,Golf,Paved Street,Pickleball,Pool,Putting Green,Spa,Tennis Courts

Fireplace Location: Other: Family Room,Living Room

Pool: Conventional: Yes

Laundry: Dryer,Gas Dryer Hookup,Storage,Washer

Main Cooling: Central Air,Zoned

Patio/Deck: Covered,Slab

Spa: None, None

Water Heater: Natural Gas

Guest Facilities: Quarters

Nearby Schools

High School: Other

Elementary School: Other

Middle School: Other

Fees and Taxes



Tax Year: 2022

Association & Fees: HOA Amt (Monthly): \$223

Assoc Fees Includes: Common Area Maint,Street Maint

Association & Fees: HOA Payment Frequency: Semi-Annually

