



**\$310,000**

**6450 N TIERRA DE LAS CATALINAS, TUCSON,  
AZ 85718, USA**

<https://rehomes.us>

- 2 beds
- 2.00 baths
- Condominium
- Residential
- Active

Stunning Catalina Foothills Condo, discover your oasis in the prestigious Catalina Foothills! This 2 bedroom, 2 bathroom unit offers luxury, convenience, and breathtaking mountain views. Located in sought-after District 16 school district, enjoy world-class dining and shopping nearby. Modern comforts include a 2022 Trane HVAC system and new windows. Community amenities feature a pool, hot [...]



**Michael Cenicerros**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 1983

**Days On Market:** 29

**County:** Pima

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

**View:** Mountains,Residential

**Type:** Condominium

**Bedrooms:** 2 beds

**Lot size:** 0.00 sq ft

**MLS #:** 22414579

**Bathrooms Full:** 2

**List Number Main:** 22414579

**Township:** 13

## Description

**Legal Description:** From Parcel:10801716A /Tierra Catalina Condominium Bldg 6450 Unit 107 & .857% Int In Common Elements

## Rooms

**Sauna Level:** Catalina Foothills

**Extra Room:** None

**Dining Areas:** Dining Area

**Kitchen Features:** Dishwasher,Electric Oven,Electric Range,Refrigerator

## Building Details

**Lot Features:** East/West Exposure

**# of Carport Spaces:** 1.00

**Basement:** No

**Main House SqFt:** 1259.00 sq ft

**Stories:** One

**Fence:** Wrought Iron

**Garage/Carport Feat:** Additional Carport

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Frame - Stucco

**# of Garage Spaces:** 0.00

**Style:** Contemporary,Southwestern

**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:** Tierra Catalina Condominium (1-120)

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

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Asphalt

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 108-01-8240

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

**Road Maintenance:** HOA

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

**Special Listing Conditions:** None

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

**Direction:** N

**Horse Facilities:** No

**Landscape - Rear: Other:** None

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** None

**Section:** 4

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Tile, Cable TV, Pre-Wired Tele Lines

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## Listing Office

**ListingOfficeName:** OMNI Homes International

**Listing Office Address:** 7445 N Oracle Rd Ste 201, Tucson, AZ 85704

**Listing Member Phone:** (520) 238-2476

**Listing Office Phone:** (520) 275-4077

**Listing Office Url:** <http://omnihomesinternational.com>

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## Units Information



Unit Level: 1

Amenities & Features

**Interior Features:** Ceiling Fan(s)  
**Neighborhood Feature:** Exercise Facilities,Lighted,Pool,Spa,Tennis Courts  
**Fireplace Location: Other:** Family Room  
**Laundry:** Dryer,Electric Dryer Hookup,Washer  
**Main Cooling:** Ceiling Fans,Central Air  
**Patio/Deck:** Covered,Patio  
**Spa:** Conventional,Hot Tub, Conventional,Hot Tub  
**Water Heater:** Electric  
**Gas:** None

**Sewer:** Connected  
**Primary Bathroom Features:** Exhaust Fan,Shower & Tub  
**Pool: Conventional:** Yes  
**Fireplace:** Wood Burning  
**Main Heating:** Forced Air  
**Security:** Smoke Detector(s)  
**Water:** City  
**Window Covering:** Stay  
**Guest Facilities:** None

Nearby Schools

**High School:** Catalina Fthls  
**Elementary School:** Manzanita  
**Middle School:** Orange Grove

Fees and Taxes

**Tax Year:** 2023  
**Assoc Fees Includes:** Common Area Maint,Garbage Collection,Street Maint  
**Association & Fees: HOA Amt (Monthly):** \$314  
**Association & Fees: HOA Payment Frequency:** Monthly

