



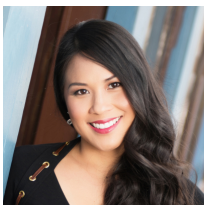
\$459,500

**6598 E VIA ARROYO AZUL, TUCSON, AZ
85756, USA**

<https://rehomes.us>

ASSUMABLE VA MORTGAGE (Buyer does not need to be eligible for VA!) at 2.375% rate with Penny Mac! Down payment of \$160K would keep this home at \$1550/mo! Penny Mac does allow a second loan to pay for the down payment. Assumption process takes 60 days with no loan origination, and only a \$300 assumption [...]

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



LizBiz Nguyen

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 2021

Days On Market: 8

County: Pima

Lot Acres: 0.16 acres

Lot Dimensions: 106x72x94x69

View: Mountains,Residential,Sunset

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 7187.00 sq ft

MLS #: 22325085

Bathrooms Full: 2

List Number Main: 22325085

Municipality/Zoning: Tucson - PAD-7

Township: 15

Description

Legal Description: LA ESTANCIA DE TUCSON SQ20182610609 LOT 735

Rooms

Sauna Level: Vail

Kitchen Features: Pantry: Walk-In

Kitchen Features: Appliance Color: Stainless

Dining Areas: Breakfast Bar,Dining Area

Extra Room: Bonus Room,Den,Office

Kitchen Features: Dishwasher,Exhaust Fan,Garbage Disposal,Gas Range,Microwave

Building Details

Lot Features: Corner Lot,Subdivided

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

of Carport Spaces: 0.00

Floor covering: Carpet, Ceramic Tile

Basement: No

Construction: Frame - Stucco

Main House SqFt: 1885.00 sq ft

of Garage Spaces: 2.00

Stories: One

Style: Contemporary

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: N/A

Landscape - Front: Other: Decorative Gravel,Low Care,Trees

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Home Protection: Offered: No

Assessments: \$0

Community: None

Tax Code: 141-41-0710

Property Disclosures: Insurance Claims History Report,Military Airport Vcty,Seller Prop Disclosure

Road Maintenance: County

Terms: Assumption,Cash,FHA,VA

Special Listing Conditions: None

Co-op Fee: \$3

Direction: E

Horse Facilities: No

Landscape - Rear: Other: Artificial Turf,Decorative Gravel,Low Care

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Accessibility Option: None

Section: 18

Fire Protection: Included in Taxes

Range: 15.00

Road Type: Paved

Technology: Tile, Cable TV,High Speed Internet

Listing Office

ListingOfficeName: Realty Executives Arizona Terr

Listing Office Address: 6444 E Tanque Verde Rd,
Tucson, AZ 85715

Listing Member Phone: (520) 245-5105

Listing Office Phone: (520)
207-0903

Listing Office Url:
www.RealtyExAz.com

Amenities & Features



Interior Features: Ceiling Fan(s),Dual Pane Windows,High Ceilings 9+,Walk In Closet(s)

Neighborhood Feature: Basketball Court,Jogging/Bike Path,Lighted,Park,Pool,Sidewalks

Fireplace Location: Other: None

Assoc Amenities: Park,Pool

Fireplace: None

Main Heating: Forced Air

Security: Carbon Monoxide Detectors,Smoke Detector(s)

Water: City

Window Covering: None

Guest Facilities: None

Sewer: Connected

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

Pool: Conventional: No

Laundry: Laundry Room

Main Cooling: Ceiling Fans,Central Air

Patio/Deck: Enclosed

Spa: None, None

Water Heater: Natural Gas

Gas: Natural

Nearby Schools

High School: Vail Dist Opt

Elementary School: Mesquite

Middle School: Desert Sky

Fees and Taxes

Tax Year: 2023

Assoc Fees Includes: Common Area Maint

Association & Fees: HOA Amt (Monthly): \$52

