



**\$1,495,000**

**66316 E ORACLE RIDGE RD, TUCSON, AZ  
85739, USA**

<https://rehomes.us>

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

Luxury and elegance at its finest in the highly sought after golf community of The Preserve. This Sonoran model is located on the 9th fairway of the Championship Preserve Golf Course. Enter the property through the large wrought iron gate into a courtyard and outdoor fireplace. The large great room has a wall of glass [...]



**Paul Oelrich**

---

## Basics



<b>Category:</b> Residential	<b>Type:</b> Single Family Residence
<b>Status:</b> Active	<b>Bedrooms:</b> 3 beds
<b>Bathrooms:</b> 4.00 baths	<b>Lot size:</b> 13128.00 sq ft
<b>Year built:</b> 2014	<b>MLS #:</b> 22308778
<b>Days On Market:</b> 45	<b>Bathrooms Full:</b> 3
<b>County:</b> Pinal	<b>List Number Main:</b> 22308778
<b>Lot Acres:</b> 0.30 acres	<b>Municipality/Zoning:</b> Other - CALL
<b>Lot Dimensions:</b> irregular	<b>Township:</b> 10
<b>View:</b> Golf Course	

---

## Description

**Legal Description:** SaddleBrooke Unit 43 Lot 63 Sec 24-10S-14E 13128 Sq Ft 0.30 AC

---

## Rooms

<b>Sauna Level:</b> Other	<b>Kitchen Features: Countertops:</b> Granite
<b>Kitchen Features:</b> <b>Pantry:</b> Walk-In	<b>Dining Areas:</b> Breakfast Bar,Breakfast Nook,Formal Dining Room
<b>Extra Room:</b> Den,Office	<b>Kitchen Features:</b> Convection Oven,Dishwasher,Electric Cooktop,Electric Range,Exhaust Fan,Garbage Disposal,Island,Microwave,Refrigerator,Reverse Osmosis,Warming Drawer,Wet Bar

---

## Building Details



**Lot Features:** Borders Common Area,North/South Exposure,On Golf Course

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 3338.00 sq ft

**Stories:** One

**Fence:** Block,Wrought Iron

**Garage/Carport Feat:** Attached Garage Cabinets,Electric Door Opener,Extended Length,Golf Cart Garage,Utility Sink

**Floor covering:** 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:** Low Care

**Horse Property:** No

**Guest House SqFt:** 362.0000

**Landscape - Rear: Other:** Low Care

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Name:** SaddleBrooke HOA 2

**Home Protection: Offered:** Yes

**Accessibility Option:** Level

**Section:** 24

**Fire Protection:** Included in Taxes

**Range:** 14.00

**Road Type:** Paved

**Technology:** Tile, Satellite Dish

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

**Electric: Electric Company:** Trico

**Driveway: Paved:** Pavers

**Subdivision Restrict: Age Restrictions:** Yes

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

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

**Home Protection: Plan By:** AHS

**Assessments:** \$0

**Community:** None

**Tax Code:** 305-13-063

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

**Road Maintenance:** HOA

**Terms:** Cash,Conventional,FHA



---

## Listing Office

**ListingOfficeName:** Long Realty Company

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

**Listing Member Phone:** (520) 743-6262

**Listing Office Phone:** (520) 665-4200

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

---

## Units Information

**Unit Level:** 1

---

## Amenities & Features

**Interior Features:** Bay Window,Dual Pane Windows,Foyer,High Ceilings 9+,Split Bedroom Plan,Walk In Closet(s),Water Softener,Wet Bar

**Sewer:** Connected

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

**Water: Other:** Ridgeview

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

**Fireplace:** Gas

**Main Heating:** Forced Air,Natural Gas,Zoned

**Pool:** None

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

**Exterior Features:** BBQ-Built-In,Courtyard

**Neighborhood Feature:** Athletic Facilities,Basketball Court,Exercise Facilities,Golf,Paved Street,Pickleball,Pool,Putting Green,Rec Center,Tennis Courts

**Fireplace Location: Other:** Great Room

**Pool: Conventional:** No

**Laundry:** Dryer,Laundry Room,Storage

**Main Cooling:** Ceiling Fans,Central Air,Zoned

**Patio/Deck:** Covered,Patio,Paver

**Security:** Prewired,Smoke Detector(s),Wrought Iron Security Door

**Water:** Water Company

**Window Covering:** Stay

**Guest Facilities:** House





## Nearby Schools

**High School:** Other

**Middle School:** Other

**Elementary School:** Other



## Fees and Taxes

**Tax Year:** 2022

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

**Assoc Fees Includes:** Common Area Maint,Street Maint

**Association & Fees: HOA Payment Frequency:** Semi-Annually

