



**\$399,900**

**6655 N CANYON CREST DR, TUCSON, AZ  
85750, USA**

<https://rehomes.us>

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

Completely remodeled in the desirable community of Canyon View Ventana! This 2-bed, 2-bath unit offers wood-look luxury vinyl plank flooring throughout, a wood-burning fireplace in the living room, and plenty of windows that provide abundant natural light. The eat-in kitchen has granite counters, pantry, coffee bar, breakfast bar, stylish backsplash, gorgeous blue cabinets, and stainless [...]



**Rolando Verduzco**



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# Basics

<b>Category:</b> Residential	<b>Type:</b> Condominium
<b>Status:</b> Active	<b>Bedrooms:</b> 2 beds
<b>Bathrooms:</b> 2.00 baths	<b>Lot size:</b> 566.00 sq ft
<b>Year built:</b> 1986	<b>MLS #:</b> 22415802
<b>Days On Market:</b> 23	<b>Bathrooms Full:</b> 2
<b>County:</b> Pima	<b>List Number Main:</b> 22415802
<b>Lot Acres:</b> 0.01 acres	<b>Municipality/Zoning:</b> Pima County - CR4
<b>Lot Dimensions:</b> Irregular	<b>Township:</b> 13
<b>View:</b> City,Desert,Mountains,Panoramic,Sunset	

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# Description

**Legal Description:** Canyon View at Ventana Condominiums Unit 30 & .392% Int in Common Elements

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# Rooms

<b>Sauna Level:</b> Catalina Foothills	<b>Kitchen Features: Countertops:</b> Granite
<b>Kitchen Features: Pantry:</b> Closet	<b>Kitchen Features: Appliance Color:</b> Stainless
<b>Dining Areas:</b> Breakfast Bar,Dining Area	<b>Extra Room:</b> None
<b>Kitchen Features:</b> Dishwasher,Electric Range,Garbage Disposal,Microwave	

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# Building Details



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

**# of Carport Spaces:** 1.00

**Basement:** No

**Main House SqFt:** 1056.00 sq ft

**Stories:** One

**Fence:** None

**Garage/Carport Feat:** Carport Space, Detached

**Floor covering:** Vinyl

**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:** Canyon View At Ventana Condominium (1-264)

**Landscape - Front: Other:** None

**Horse Property:** No

**Guest House SqFt:** 0.0000

**Landscape - Rear: Other:** None

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Driveway:** None

**Section:** 6

**Fire Protection:** Included in Taxes

**Range:** 15.00

**Road Type:** Paved

**Technology:** Built-Up - Reflect, Cable TV,High Speed Internet

**Special Listing Conditions:** None

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

**Direction:** N

**Horse Facilities:** No

**Electric: Electric Company:** TEP

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** None

**Assessments:** \$0

**Community:** None

**Tax Code:** 114-03-4610

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

**Road Maintenance:** HOA

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

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## Listing Office



**ListingOfficeName:** RE/MAX Results

**Listing Office Address:** 2292 W Magee Rd Ste 190,  
Tucson, AZ 85742

**Listing Member Phone:** (520) 343-9903

**Listing Office Phone:** (520)  
971-7100

**Listing Office Url:**  
[www.resultsaz.net](http://www.resultsaz.net)

## Units Information

**Unit Level:** 2

## Amenities & Features

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

**Neighborhood Feature:** Exercise Facilities,Paved  
Street,Pickleball,Pool,Rec Center,Sidewalks,Spa,Street Lights,Tennis  
Courts,Walking Trail

**Fireplace Location: Other:** Living Room

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

**Fireplace:** Wood Burning

**Main Heating:** Electric,Forced Air

**Pool:** None

**Spa:** None, None

**Water Heater:** Electric

**Gas:** None

**Sewer:** Connected

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

**Pool: Conventional:** No

**Laundry:** Laundry Closet

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

**Patio/Deck:** Balcony

**Security:** Smoke  
Detector(s)

**Water:** City

**Window Covering:** Stay

**Guest Facilities:** None

## Nearby Schools



**High School:** Catalina Fthls  
**Elementary School:** Ventana Vista

**Middle School:** Esperero Canyon

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## Fees and Taxes

<b>Tax Year:</b> 2023	<b>Assoc Fees Includes:</b> Blanket Ins Policy,Common Area Maint,Exterior Mnt of Unit,Front Yard Maint,Garbage Collection,Pest Control,Roof Repair,Roof Replacement,Sewer,Street Maint,Water
<b>Association &amp; Fees:</b> <b>HOA Amt (Monthly):</b> \$348	<b>Association &amp; Fees: HOA Payment Frequency:</b> Monthly

