



**\$199,900**

## **6666 EAST CALLE ALEGRIA, TUCSON, AZ 85715, USA**

<https://rehomes.us>

Cute in so many ways! Do not miss this cozy & move-in-ready charming burnt Adobe townhome! One of a kind unit in the subdivision. Decorative wrought iron on front door. Kitchen is open to the living room with knotted hickory cabinetry, pantry, flat cook-top stove, dishwasher, built-in microwave. This tastefully updated Unit offers ceramic tiled [...]

- 2 beds
- 1.00 bath
- Townhouse
- Residential
- Active



**Anthony Payne**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 1.00 bath

**Year built:** 1972

**Days On Market:** 2

**County:** Pima

**Lot Acres:** 0.01 acres

**Lot Dimensions:** Irregular

**View:** Mountains

**Type:** Townhouse

**Bedrooms:** 2 beds

**Lot size:** 479.00 sq ft

**MLS #:** 22409759

**Bathrooms Full:** 1

**List Number Main:** 22409759

**Municipality/Zoning:** Tucson - R3

**Township:** 14

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## Description

**Legal Description:** Monte Catalina Estates Pcl 143B Of Lot 1 Monte Catalina Estates Lots 1 & 2 5 & 6 8 & 9

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## Rooms

**Sauna Level:** TUSD

**Kitchen Features:** Appliance  
**Color:** Stainless

**Extra Room:** Storage

**Kitchen Features:** **Pantry:** Cabinet

**Dining Areas:** Dining Area

**Kitchen Features:** Dishwasher, Garbage Disposal, Refrigerator

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## Building Details

**Lot Features:** Subdivided

**# of Carport Spaces:** 1.00

**Basement:** No

**Main House SqFt:** 934.00 sq ft

**Stories:** Two

**Fence:** None

**Garage/Carport Feat:** Separate Storage Area

**Floor covering:** Ceramic Tile, Laminate

**Construction:** Burnt Adobe

**# of Garage Spaces:** 1.00

**Style:** Contemporary, Territorial

**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:** Monte Catalina Estates (1-10)

**Landscape - Front: Other:** Grass,Low Care,Trees

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Asphalt

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Transfer Fee:** \$200

**Home Protection: Offered:** No

**Driveway:** Car(s) Pad,Shared

**Section:** 6

**Fire Protection:** Included in Taxes

**Range:** 15.00

**Road Type:** Paved

**Technology:** Built-Up, Satellite Dish,Telephone

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

**Landscape - Rear: Other:** Grass,Low Care,Trees

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Telephone:** 520-8497354

**Accessibility Option:** None

**Assessments:** \$0

**Community:** None

**Tax Code:** 133-42-5700

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

**Road Maintenance:** HOA

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

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## Listing Office

**ListingOfficeName:** OMNI Homes International

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

**Listing Member Phone:** (520) 282-0792

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

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



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# Amenities & Features

**Interior Features:** Ceiling Fan(s),Dual Pane Windows

**Neighborhood Feature:** Pool

**Fireplace Location: Other:** None

**Assoc Amenities:** Pool

**Fireplace:** None

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

**Security:** Carbon Monoxide Detectors,Smoke Detector(s),Window Bars,Wrought Iron Security Door

**Water:** City

**Window Covering:** Some

**Guest Facilities:** None

**Sewer:** Connected

**Primary Bathroom Features:** Exhaust Fan,Shower & Tub

**Pool: Conventional:** Yes

**Laundry:** Outside

**Main Cooling:** Central Air

**Patio/Deck:** None

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

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# Nearby Schools

**High School:** Sabino

**Middle School:** Booth-Fickett Math/Science Magnet

**Elementary School:** Hudlow

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# Fees and Taxes

**Tax Year:** 2023

**Assoc Fees Includes:** Blanket Ins Policy,Common Area Maint,Exterior Mnt of Unit,Garbage Collection,Pest Control,Roof Repair,Roof Replacement,Sewer,Street Maint,Water

**Association & Fees:**  
**HOA Amt (Monthly):**  
\$315

**Association & Fees: HOA Payment Frequency:** Monthly

