



**\$215,000**

- Lots / Land
- Active

## **6711 N BLUE BLVD, TUCSON, AZ 85743, USA**

<https://rehomes.us>

INCREDIBLE opportunity to own a versatile and premium property in the beautiful area of Picture Rocks. The lot is fully usable and could support two homes with all utilities in place, septic systems, and no HOA restrictions. Then you have the Bonus of an expansive 1500sf garage and New RV structure that's 45x30! This lot is [...]



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### **Basics**



**Category:** Lots / Land

**Lot size:** 98881.00 sq ft

**List Number Main:** 22413725

**Lot Acres:** 2.27 acres

**Lot Dimensions:** 335x312x335x314

**View:** Mountain(s),Rural

**Property Use Type:** Manufactured Home

**Status:** Active

**County:** Pima

**Entry Timestamp:** 2024-06-01T11:29:28.824

**Municipality/Zoning:** Pima County - GR1

**Township:** 13

**Area:** Extended West

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## Description

**Legal Description:** Se4 Nw4 Nw4 Se4 Exc E25' Thereof 2.27 Ac Sec 4-13-11Opener

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## Building Details

**Fence:** Chain Link

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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:** N/A

**Direction:** N

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** No

**Section:** 14

**Fire Protection:** Included in Taxes

**Range:** 11.00

**Road Type:** Dirt

**Terms:** Cash,Conventional

**Distance to Utilities: Sewer:** on lot

**Distance to Utilities: Water:** on lot

**Phone: Location:** On Site

**Special Listing Conditions:** None

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

**Horse Property:** Yes - By Zoning

**Subdivision Restrict: Age Restrictions:** No

**Assessments:** \$0

**Community:** None

**Tax Code:** 213-07-0290

**Property Disclosures:** Affidavit of Disclosure,Seller Prop Disclosure

**Road Maintenance:** County

**Distance to Utilities: Phone:** on lot

**Distance to Utilities: Gas:** n/a

**Distance to Utilities: Electric:** on lot

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## Listing Office

**Listing Office ShortId:** 70207

**Listing Office Address:** 11165 N La Canada Dr #175, Oro Valley, AZ 85737

**Listing Member Phone:** (520) 991-8543

**ListingOfficeName:** Coldwell Banker Realty

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

**Office ID:** 20091207185215956684000000

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## Amenities & Features

**Sewer:** Septic

**Electric:** Electric Company

**Gas:** None

**Electric: Location:** On Site

**Neighborhood Feature:** Horses Allowed

**Water:** Water Company

**Water: Location:** On Site

**Sewer: Location:** On Site





## Nearby Schools

**High School:** Marana

**Middle School:** Marana

**School District:** Marana

**Elementary School:** Desert Winds



## Fees and Taxes

**Tax Year:** 2023

**Taxes:** \$1,244.76

