



\$364,900

**6741 S CAMINO CATALAN, TUCSON, AZ
85757, USA**

<https://rehomes.us>

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

A SW Stunner! ****BRAND NEW ROOF IN APRIL 2024**** & ****MODERN COMPLETE HVAC SYSTEM in Jan 2022**** ensures comfort & peace of mind for new homeowners! Be captivated by the majestic views from the backyard that overlooks open State land & Mtn peaks-NO HOMES BEHIND YOU!! Backyard faces East allowing shade & cooler temps in [...]



Val Dubberly

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 2006

Days On Market: 22

County: Pima

Lot Acres: 0.18 acres

Lot Dimensions: 72.5x110x72.5x102

View: Desert,Mountains

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 7975.00 sq ft

MLS #: 22414700

Bathrooms Full: 2

List Number Main: 22414700

Municipality/Zoning: Pima County - TR

Township: 15

Description

Legal Description: Sonoran Ranch Estates Lot 33

Rooms

Sauna Level: TUSD

Kitchen Features: Pantry: Closet

Dining Areas: Breakfast Bar,Breakfast Nook,Dining Area

Kitchen Features: Dishwasher,Garbage Disposal,Gas Oven,Gas Range,Refrigerator

Kitchen Features: Countertops: Granite

Kitchen Features: Appliance Color: Black

Extra Room: None

Building Details



Lot Features: Borders Common Area,East/West Exposure,Subdivided

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 2291.00 sq ft

Stories: One

Fence: Block

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

Floor covering: Carpet, Ceramic Tile

Construction: Frame - Stucco

of Garage Spaces: 2.50

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: Sonoran Ranch Estates

Landscape - Front: Other: Decorative Gravel

Horse Property: No

Guest House SqFt: 0.0000

Landscape - Rear: Other: None

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Accessibility Option: None

Section: 17

Fire Protection: Included in Taxes

Range: 12.00

Road Type: Paved

Technology: Shingle, Pre-Wired Srnd Snd

Special Listing Conditions: None

Co-op Fee: \$3

Direction: S

Horse Facilities: No

Electric: Electric Company: Trico

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Home Protection: Offered: Yes

Assessments: \$0

Community: None

Tax Code: 210-15-5700

Property Disclosures: Public Airport Vcty,Seller Prop Disclosure

Road Maintenance: City

Terms: Cash,Conventional,FHA,VA

Listing Office



ListingOfficeName: Coldwell Banker Realty

Listing Office Phone: (520) 745-4545

Listing Office Address: 5460 E. Broadway #350,
Tucson, AZ 85711

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

Listing Member Phone: (520) 990-3822

Amenities & Features

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

Sewer: Connected

Neighborhood Feature: Paved Street

Primary Bathroom Features: Double
Vanity,Separate Shower(s),Soaking Tub

Fireplace Location: Other: None

Water: Other: Metro

Pool: Conventional: No

Assoc Amenities: None

Laundry: Laundry Room

Fireplace: None

Main Cooling: Ceiling Fans,Ceiling Fans Pre-
Wired,Central Air

Main Heating: Forced Air

Patio/Deck: Covered

Security: Smoke Detector(s)

Spa: None, None

Water: Water Company

Water Heater: Natural Gas

Window Covering: Stay

Gas: Natural

Guest Facilities: None

Nearby Schools

High School: Cholla

Middle School: Valencia

Elementary School: Vesey

Fees and Taxes

Tax Year: 2006

Assoc Fees Includes: Common Area Maint

**Association & Fees: HOA Amt
(Monthly):** \$27.50

Association & Fees: HOA Payment Frequency:
Quarterly

