



\$599,000

- Lots / Land
- Active

6752 N HOLE-IN-THE-WALL WAY, TUCSON, AZ 85750, USA

<https://rehomes.us>



A must see luxury residential elevated lot in exclusive Ventana Canyon Mountain Estates. This is one of the most buildable, level lots you will find and with one of the largest building envelopes around. Property has been surveyed, staked & flagged. Enjoy almost 3 acres surrounded by majestic saguaros & relish in the picturesque panoramic [...]

Basics



Category: Lots / Land

Lot size: 122447.00 sq ft

List Number Main: 22322849

Lot Acres: 2.81 acres

Lot Dimensions: 356x326x385x292

View: City,Golf Course,Mountain(s),Panoramic

Property Use Type: Residential

Status: Active

County: Pima

Entry Timestamp: 2023-10-20T09:16:11.840

Municipality/Zoning: Pima County - CR1

Township: 13

Area: North

Description

Legal Description: Ventana Canyon Mountain Estates Lot 35 EXC WLY PTN

Building Details

Lot Features: Cul-De-Sac,North/South Exposure,Subdivided

Fence: None

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: Ventana Canyon Mountain Estate (1-73)

Direction: N

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Section: 6

Attribution Contact: 520-465-9300

Tax Code: 114-03-109A

Property Disclosures: CC&Rs, Deed Restrictions, Plat Map, Seller Prop Disclosure, Surveyed Plat

Road Maintenance: HOA

Distance to Utilities: Phone: Available

Distance to Utilities: Gas: Available

Distance to Utilities: Electric: Available

Special Listing Conditions: None

Co-op Fee: \$3

Horse Property: No

Subdivision Restrict: Age Restrictions: No

Assessments: \$0

Community: Ventana C. C.

Fire Protection: Subscription

Range: 15.00

Road Type: Paved

Terms: Cash, Conventional

Distance to Utilities: Sewer: Available

Distance to Utilities: Water: Available

Phone: Location: Available

Listing Office

Listing Office ShortId: 16706

Listing Office Address: 4051 E. Sunrise Dr No. 101, Tucson, AZ 85718

Listing Member Phone: (520) 465-9300

ListingOfficeName: Long Realty Company

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

Office ID: 20091207184330384938000000

Amenities & Features



Neighborhood Feature: Exercise Facilities,Gated
Community,Golf,Lake,Lighted,Pool,Putting Green,Sidewalks,Spa,Tennis
Court(s)

Water: City

Water: Location: Available

Gas: Location:
Available

Electric: Location: Available

Sewer: Location:
Available

Nearby Schools

High School: Catalina Fthls

School District: Catalina Foothills

Middle School: Esperero Canyon

Elementary School: Ventana Vista

Fees and Taxes

Tax Year: 2022

Association & Fees: HOA Amt (Monthly):
\$41.66

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

Taxes: \$7,124.48

