



\$360,000

**6981 S COTTONTAIL RUN AVE, TUCSON, AZ
85756, USA**

<https://rehomes.us>

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

Welcome to Valencia Reserve! Discover this charming 3 bed, 2 bath home offering modern comforts and picturesque views. The kitchen features granite countertops, stainless steel appliances, an island, and a built-in desk. Enjoy the open family room and separate living area. Retreat to the spacious master bed with a walk-in closet and a luxurious ensuite [...]



Jillian Barnes

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 2006

Days On Market: 10

County: Pima

Lot Acres: 0.15 acres

Lot Dimensions: 51x110x52x110

View: Mountains

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 6534.00 sq ft

MLS #: 22406624

Bathrooms Full: 2

List Number Main: 22406624

Municipality/Zoning: Pima County - CR4

Township: 15

Description

Legal Description: Valencia Reserve South Lot 3

Rooms

Sauna Level: Sunnyside

Kitchen Features: Appliance Color: Stainless

Extra Room: None

Kitchen Features: Pantry: Closet

Dining Areas: Breakfast Bar,Formal Dining Room

Kitchen Features: Dishwasher,Electric Range,Island,Microwave

Building Details

Lot Features: Subdivided

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 2086.00 sq ft

Stories: One

Fence: Block

Garage/Carport Feat: Attached Garage/Carport

Floor covering: Carpet, Ceramic Tile

Construction: Frame - Stucco

of Garage Spaces: 3.00

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: Valencia Reserve South (1-315)

Landscape - Front: Other: Desert Plantings

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Home Protection: Offered: No

Assessments: \$0

Community: None

Tax Code: 140-41-4950

Property Disclosures: None

Road Maintenance: HOA

Terms: Cash,Conventional,FHA,Submit,VA

Special Listing Conditions: None

Co-op Fee: \$3

Direction: S

Horse Facilities: No

Landscape - Rear: Other: Low Care

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Accessibility Option: None

Section: 15

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Tile, Cable TV,High Speed Internet,Pre-Wired Tele Lines,Smart Thermostat

Listing Office

ListingOfficeName: Long Realty Company

Listing Office Address: 10222 E. Rita Rd No. 170, Tucson, AZ 85747

Listing Member Phone: (520) 360-3752

Listing Office Phone: (520) 574-0952

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

Units Information

Unit Level: 1



Amenities & Features

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

Neighborhood Feature: Basketball Court,Park,Paved Street,Sidewalks,Walking Trail

Fireplace Location: Other: None

Assoc Amenities: None

Fireplace: None

Main Heating: Electric,Heat Pump

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

Water: City

Window Covering: Stay

Guest Facilities: None

Sewer: Connected

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

Pool: Conventional: No

Laundry: Laundry Room

Main Cooling: Central Air

Patio/Deck: Covered

Spa: None, None

Water Heater: Electric

Gas: None

Nearby Schools

High School: Desert View

Elementary School: Craycroft

Middle School: Lauffer

Fees and Taxes

Tax Year: 2023

Assoc Fees Includes: Street Maint

Association & Fees: HOA Amt (Monthly): \$30

Association & Fees: HOA Payment Frequency: Monthly

