



**\$524,900**

## **7051 KANAB CREEK TRL, MARANA, AZ 85658, USA**

<https://rehomes.us>

Corner Lot Sanctuary Model Home with 2 Bedrooms, 2 attached Baths, Powder Room and Office. Experience the inviting ambiance of the Great Room with an electric fireplace. The gourmet kitchen features a gas stove, spacious island, ample cabinets, and a large pantry. Outdoor tranquility awaits on the oversized paver patio surrounded by artificial turf and [...]

- 2 beds
- 3.00 baths
- Single Family Residence
- Residential
- Active



**Lois Berman**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2018

**Days On Market:** 3

**County:** Pima

**Lot Acres:** 0.14 acres

**Lot Dimensions:** 48x117x60x116

**View:** Sunset

**Type:** Single Family Residence

**Bedrooms:** 2 beds

**Lot size:** 6316.00 sq ft

**MLS #:** 22401104

**Bathrooms Full:** 2

**List Number Main:** 22401104

**Municipality/Zoning:** Marana - SP

**Township:** 11

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## Description

**Legal Description:** Del Webb At Dove Mountain Vi Lot 454 Sq20172500137

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## Rooms

**Sauna Level:** Marana

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

**Dining Areas:** Breakfast Bar,Dining Area,Great Room

**Kitchen Features:** Dishwasher,Garbage Disposal,Gas Oven,Island,Microwave,Refrigerator

**Kitchen Features:**  
**Countertops:** Granite

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

**Extra Room:** Office

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## Building Details



**Lot Features:** Borders Common Area,Corner Lot,North/South Exposure,Subdivided

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1833.00 sq ft

**Stories:** One

**Fence:** Block,View Fence

**Garage/Carport Feat:** Attached Garage/Carport,Electric Door Opener

**Floor covering:** Carpet, Laminate

**Construction:** Frame - Stucco

**# of Garage Spaces:** 2.00

**Style:** Contemporary

**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:** Del Webb At Dove Mountain VI

**Landscape - Front: Other:** Decorative Gravel,Desert Plantings,Low Care,Natural Desert,Sprinkler/Drip

**Horse Property:** No

**Electric: Electric Company:** Trico

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** Yes

**Home Protection: Offered:** No

**Assessments:** \$0

**Fire Protection:** Included in Taxes

**Range:** 12.00

**Road Type:** Paved

**Technology:** Tile, None,Telephone

**Special Listing Conditions:** None

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

**Direction:** W

**Horse Facilities:** No

**Landscape - Rear: Other:** Artificial Turf,Decorative Gravel,Desert Plantings,Low Care,Sprinkler/Drip,Trees

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** None

**Section:** 21

**Tax Code:** 218-31-4510

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

**Road Maintenance:** County

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



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## Listing Office

**ListingOfficeName:** Keller Williams Southern Arizona

**Listing Office Phone:** (520)  
615-8400

**Listing Office Address:** 1730 E River Rd Ste 200, Tucson,  
AZ 85718

**Listing Member Phone:** (520)  
352-9130

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## Units Information

**Unit Level:** 1

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## Amenities & Features

**Interior Features:** Ceiling Fan(s),Foyer,High Ceilings  
9+,Split Bedroom Plan,Walk In Closet(s)

**Neighborhood Feature:** Exercise Facilities,Paved  
Street,Pickleball,Pool,Rec Center,Sidewalks,Spa,Tennis  
Courts,Walking Trail

**Fireplace Location: Other:** Great Room

**Assoc Amenities:** Clubhouse,Pickleball,Pool,Spa/Hot  
Tub,Tennis Courts

**Fireplace:** See Remarks

**Main Heating:** Forced Air

**Security:** Smoke Detector(s)

**Water:** City

**Window Covering:** None

**Guest Facilities:** None

**Sewer:** Connected

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

**Pool: Conventional:** No

**Laundry:** Dryer,Laundry  
Room,Washer

**Main Cooling:** Ceiling Fans,Central  
Air

**Patio/Deck:** Covered,Patio,Paver

**Spa:** None, None

**Water Heater:** Natural  
Gas,Tankless Water Htr

**Gas:** Natural

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## Nearby Schools



**High School:** Mountain View    **Middle School:** Dove Mountain CSTEM K-8  
**Elementary School:** Ironwood

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## Fees and Taxes

<b>Tax Year:</b> 2023	<b>Assoc Fees Includes:</b> Blanket Ins Policy,Common Area Maint
<b>Association &amp; Fees: HOA Amt (Monthly):</b> \$214	<b>Association &amp; Fees: HOA Payment Frequency:</b> Monthly

