



\$540,000

7061 E CALLE MORERA, TUCSON, AZ 85750, USA

<https://rehomes.us>

- 2 beds
- 2.00 baths
- Townhouse
- Residential
- Active

Coveted gate community of Riverbend Sabino. Perfectly maintained unit with updated/graded kitchen cabinets with granite counters. Open floorplan with high ceilings and skylights. Both bathrooms are updated. There is a large flex room for television, office, etc. The living room has a cozy beehive fireplace. The master bedroom closets are huge and there is a [...]



James Strong



Basics

Category: Residential	Type: Townhouse
Status: Active	Bedrooms: 2 beds
Bathrooms: 2.00 baths	Lot size: 6011.00 sq ft
Year built: 1988	MLS #: 22408567
Days On Market: 10	Bathrooms Full: 2
County: Pima	List Number Main: 22408567
Lot Acres: 0.14 acres	Municipality/Zoning: Pima County - CR5
Lot Dimensions: 59 x 119 x 53 x 114	Township: 13
View: Panoramic	

Description

Legal Description: Riverbend-Sabino Canyon Rd Amended Lot 55

Rooms

Sauna Level: TUSD	Kitchen Features: Countertops: Granite
Kitchen Features: Appliance Color: White	Dining Areas: Formal Dining Room
Extra Room: Den,Media,Office,Rec Room	Kitchen Features: Dishwasher,Electric Range,Garbage Disposal,Island,Lazy Susan

Building Details



Lot Features: North/South Exposure	Garage/Carport Feat: Detached,Electric Door Opener,Separate Storage Area
# of Carport Spaces: 0.00	Floor covering: Carpet, Ceramic Tile
Basement: No	Construction: Concrete Block
Main House SqFt: 2457.00 sq ft	# of Garage Spaces: 2.00
Stories: One	Style: Mediterranean
Fence: Slump Block	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.

Special Listing Conditions: None

Subdivision Name: Riverbend Sabino Canyon Rd Amd

Co-op Fee: \$3

Landscape - Front: Other: Flower Beds,Shrubs

Direction: E

Horse Property: No

Horse Facilities: No

Electric: Electric Company: TEP

Landscape - Rear: Other: Low Care,Trees

Driveway: Paved: Concrete

Subdivision Restrict: Deed Restrictions: No

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA: Yes

Home Protection: Offered: Yes

Home Protection: Plan By: AHS

Accessibility Option: None

Assessments: \$0

Section: 30

Community: None

Fire Protection: Included in Taxes

Tax Code: 114-35-1630

Range: 15.00

Property Disclosures: Insurance Claims History Report,Seller Prop Disclosure

Road Type: Paved

Road Maintenance: HOA

Technology: Built-Up,Tile, Cable TV,Telephone

Terms: Cash,Conventional,FHA,VA

Listing Office



ListingOfficeName: Coldwell Banker Realty

Listing Office Phone: (520) 577-7433

Listing Office Address: 2890 E Skyline Dr #250,
Tucson, AZ 85718

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

Listing Member Phone: (520) 271-1035

Units Information

Unit Level: 1

Amenities & Features

Interior Features: Insulated
Windows,Skylights,Vaulted Ceilings

Neighborhood Feature: Gated,Pool,Tennis
Courts

Fireplace Location: Other: Living Room

Pool: Conventional: No

Laundry: Laundry Room

Main Cooling: Ceiling Fans,Heat Pump

Patio/Deck: Covered,Paver

Spa: None, None

Water Heater: Electric,Instant Hot Water

Gas: None

Sewer: Connected

Primary Bathroom Features: Exhaust
Fan,Low Flow Showerhead,Separate
Shower(s),Soaking Tub

Water: Other: Metro Water

Assoc Amenities: Clubhouse,Pool,Tennis
Courts

Fireplace: Bee Hive

Main Heating: Heat Pump

Security: Smoke Detector(s)

Water: Water Company

Window Covering: Stay

Guest Facilities: None

Nearby Schools

High School: Sabino

Middle School: Magee

Elementary School: Fruchthendler





Fees and Taxes

Tax Year: 2023

Assoc Fees Includes: Common Area Maint,Front Yard Maint,Gated Community,Street Maint

**Association & Fees: HOA
Amt (Monthly):** \$385

Association & Fees: HOA Payment Frequency: Monthly

