



**\$385,000**

## **7091 S PLOVER CT, TUCSON, AZ 85756, USA**

<https://rehomes.us>

4-bedroom 3 bath home situated on a large corner lot in Julian Ranch. Open layout on the main floor seamlessly connects the living, dining, and kitchen areas. Updated kitchen with granite countertops, backsplash, stainless steel single sink and tasteful upgrades throughout! Upstairs has a large primary with on suite, 3 guest bedrooms, guest bathroom, and [...]

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



**Lisi Gwarzo**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2006

**Days On Market:** 11

**County:** Pima

**Lot Acres:** 0.15 acres

**Lot Dimensions:** 51 x 121 x 52 x 128

**View:** Mountains,Sunrise,Sunset

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Lot size:** 6444.00 sq ft

**MLS #:** 22410260

**Bathrooms Full:** 2

**List Number Main:** 22410260

**Municipality/Zoning:** Tucson - R1

**Township:** 15

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## Description

**Legal Description:** Julian Ranch Lot 1

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## Rooms

**Sauna Level:** Sunnyside

**Kitchen Features: Pantry:** Closet

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

**Kitchen Features:** Dishwasher,Garbage Disposal,Gas Range,Microwave

**Kitchen Features: Countertops:** Granite

**Kitchen Features: Appliance Color:** Stainless

**Extra Room:** None

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## Building Details



<b>Lot Features:</b> Corner Lot,East/West Exposure	<b>Garage/Carport Feat:</b> Attached Garage/Carport,Electric Door Opener
<b># of Carport Spaces:</b> 0.00	<b>Floor covering:</b> Carpet, Ceramic Tile, Laminate
<b>Basement:</b> No	<b>Construction:</b> Frame - Stucco
<b>Main House SqFt:</b> 1857.00 sq ft	<b># of Garage Spaces:</b> 2.00
<b>Stories:</b> Two	<b>Style:</b> Contemporary
<b>Fence:</b> Block	<b>Construction Status:</b> Existing

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## Miscellaneous

<b>Compensation Disclaimer:</b> The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.	<b>Special Listing Conditions:</b> None
<b>Subdivision Name:</b> Julian Ranch (1-104)	<b>Co-op Fee:</b> \$3
<b>Landscape - Front: Other:</b> Low Care,Sprinkler/Drip	<b>Direction:</b> S
<b>Horse Property:</b> No	<b>Horse Facilities:</b> No
<b>Electric: Electric Company:</b> TEP	<b>Landscape - Rear: Other:</b> Decorative Gravel
<b>Driveway: Paved:</b> Concrete	<b>Subdivision Restrict: Deed Restrictions:</b> Yes
<b>Subdivision Restrict: Age Restrictions:</b> No	<b>Association &amp; Fees: HOA:</b> Yes
<b>Home Protection: Offered:</b> No	<b>Accessibility Option:</b> None
<b>Assessments:</b> \$0	<b>Section:</b> 13
<b>Community:</b> None	<b>Fire Protection:</b> Included in Taxes
<b>Tax Code:</b> 140-37-3770	<b>Range:</b> 14.00
<b>Property Disclosures:</b> Seller Prop Disclosure	<b>Road Type:</b> Paved
<b>Road Maintenance:</b> City	<b>Technology:</b> Shingle, None
<b>Terms:</b> Cash,Conventional,VA	

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## Listing Office



**ListingOfficeName:** Long Realty Company

**Listing Office Address:** 12080 N Dove Mountain Blvd  
#100, Marana, AZ 85658

**Listing Office Phone:** (520)  
665-3100

**Listing Member Phone:** (520)  
288-0787

## Amenities & Features

**Sewer:** Connected

**Primary Bathroom Features:** Double Vanity,Shower Only

**Pool: Conventional:** No

**Laundry:** Laundry Room

**Main Cooling:** Central Air

**Patio/Deck:** Covered

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

**Neighborhood Feature:** None

**Fireplace Location: Other:** None

**Assoc Amenities:** Park

**Fireplace:** None

**Main Heating:** Forced Air

**Security:** Smoke Detector(s)

**Water:** City

**Window Covering:** Stay

**Guest Facilities:** None

## Nearby Schools

**High School:** Desert View

**Elementary School:** Craycroft

**Middle School:** Lauffer

## Fees and Taxes

**Tax Year:** 2023

**Association & Fees: HOA Amt (Monthly):** \$25

**Assoc Fees Includes:** Common Area Maint

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

