



\$439,000

**7612 E SHADYBROOK LN, TUCSON, AZ
85756, USA**

<https://rehomes.us>

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

It has it ALL! This versatile 4 bed 2 bath is great for unique living situations or an at home business! So many opportunities between the study in the front of the home to the bonus room between the garage and the laundry; the options are restricted by the limits of your imagination! Sparkling pool [...]



Brandon Bennett

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 2007

Days On Market: 4

County: Pima

Lot Acres: 0.11 acres

Lot Dimensions: 135 x 65 x 135 x 65

View: None

Type: Single Family Residence

Bedrooms: 4 beds

Lot size: 4808.00 sq ft

MLS #: 22322245

Bathrooms Full: 2

List Number Main: 22322245

Municipality/Zoning: Tucson - R1

Township: 15

Description

Legal Description: SYCAMORE PARK VILLAGE 3 LOT 95

Rooms

Sauna Level: Vail

Extra Room: Bonus Room,Dark Room,Den,Exercise Room,Office

Dining Areas: Dining Area

Kitchen Features: Electric Range,Exhaust Fan,Wine Cooler

Building Details

Lot Features: Borders Common Area,North/South Exposure

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 2314.00 sq ft

Stories: One

Fence: Block

Garage/Carport Feat: Electric Door Opener

Floor covering: Carpet, Ceramic Tile

Construction: Frame - Stucco

of Garage Spaces: 2.00

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: Sycamore Park Village 3 (1-97)

Landscape - Front: Other: Shrubs

Horse Property: No

Electric: Electric Company: TEP

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Accessibility Option: None

Assessments: \$0

Community: None

Tax Code: 141-31-3370

Property Disclosures: Insurance Claims History Report,Military Airport Vcty,Public Airport Vcty,Seller Prop Disclosure

Road Maintenance: City

Terms: Cash,Conventional,FHA,Submit,VA

Special Listing Conditions: None

Co-op Fee: \$3

Direction: E

Horse Facilities: No

Landscape - Rear: Other: Flower Beds,Trees

Subdivision Restrict: Age Restrictions: No

Home Protection: Offered: No

Driveway: Car(s) Pad

Section: 32

Fire Protection: Included in Taxes

Range: 15.00

Road Type: Chip/Seal

Technology: Tile, Alarm System,Surround Sound

Listing Office

ListingOfficeName: Tierra Antigua Realty

Listing Office Address: 1650 E River Rd., Suite 202, Tucson, AZ 85718

Listing Member Phone: (520) 262-9286

Listing Office Phone: (520) 544-2335

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

Amenities & Features



Interior Features: Ceiling Fan(s),Dual Pane Windows

Sewer: Connected

Primary Bathroom Features: Double Vanity,Shower & Tub

Pool: Conventional: Yes

Fireplace: None

Main Heating: Heat Pump

Security: Alarm Installed,Cameras

Water: City

Window Covering: Some

Guest Facilities: None

Exterior Features: None

Neighborhood Feature: Park,Walking Trail

Fireplace Location: Other: None

Laundry: Dryer,Laundry Room,Storage,Washer

Main Cooling: Heat Pump

Patio/Deck: Covered

Spa: Hot Tub, Hot Tub

Water Heater: Electric

Gas: None

Nearby Schools

High School: Vail Dist Opt

Middle School: Rincon Vista

Elementary School: Desert Willow

Fees and Taxes

Tax Year: 2023 **Association & Fees: HOA Payment Frequency:** Monthly

