



\$415,000

7665 S VIA CASA DE CAMPO, TUCSON, AZ 85756, USA

<https://rehomes.us>

Welcome home to your 2384' Meritage home built in 2023 with an assumable 4.99% mortgage in the award-winning Vail School District. With 4 bedrooms, 2.5 bathrooms, and an upstairs loft, this home offers plenty of flexible space. The main floor features beautiful upgraded long wood-look tile, a large great room with an upscale, open kitchen [...]

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



John DeLalla

Basics



Category: Residential

Status: Active

Bathrooms: 3.00 baths

Year built: 2023

Days On Market: 11

County: Pima

Lot Acres: 0.10 acres

Lot Dimensions: 110'x40'

View: Mountains,Panoramic,Residential,Sunrise,Sunset

Type: Single Family Residence

Bedrooms: 4 beds

Lot size: 4400.00 sq ft

MLS #: 22325690

Bathrooms Full: 2

List Number Main: 22325690

Municipality/Zoning: Tucson - PAD-7

Township: 15

Description

Legal Description: La Estancia De Tucson Phase 2 Parcel 1 Lot 191

Rooms

Sauna Level: Vail

Kitchen Features: **Pantry:** Closet

Dining Areas: Dining Area

Kitchen Features: Dishwasher,Energy Star Qualified Dishwasher,Energy Star Qualified Refrigerator,Garbage Disposal,Gas Cooktop,Gas Hookup Available,Gas Oven,Gas Range,Island,Microwave

Kitchen Features: **Countertops:** Quartz

Kitchen Features: **Appliance Color:** Stainless

Extra Room: Loft

Building Details



Lot Features: East/West Exposure
of Carport Spaces: 0.00
Basement: No
Main House SqFt: 2384.00 sq ft
Stories: Two
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.

Special Listing Conditions: None

Subdivision Name: La Estancia De Tucson (1-330) **Co-op Fee:** \$3

Landscape - Front: Other: Desert Plantings,Low Care,Shrubs,Sprinkler/Drip,Trees

Direction: S

Horse Property: No

Horse Facilities: No

Electric: Electric Company: TEP

Landscape - Rear: Other: None

Driveway: Paved: Concrete

Subdivision Restrict: Deed Restrictions: Yes

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA: Yes

Association & Fees: HOA Transfer Fee: \$165

Association & Fees: HOA Name: La Estancia

Association & Fees: HOA Telephone: 5204485300

Home Protection: Offered: Yes

Accessibility Option: None

Driveway: Car(s) Pad

Assessments: \$0

Section: 19

Fire Protection: Included in Taxes

Tax Code: 141-43-1910

Range: 15.00

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

Road Type: Paved

Road Maintenance: City

Technology: Tile, Alarm System,Cable TV,High Speed Internet,Smart Thermostat

Terms: Assumption,Cash,Conventional,FHA,Seller Concessions,Submit,Trade,VA



Listing Office

ListingOfficeName: Tierra Antigua Realty

Listing Office Phone: (520) 290-2335

Listing Office Address: 7423 E Tanque Verde,
Tucson, AZ 85715

Listing Office Url:
<https://www.tierraantigua.com/>

Listing Member Phone: (520) 477-9524

Units Information

Unit Level: 2

Amenities & Features

Interior Features: Ceiling Fan(s),High Ceilings 9+,Primary
Downstairs,Walk In Closet(s)

Neighborhood Feature: Basketball Court,Jogging/Bike
Path,Park,Paved Street,Pickleball,Pool,Sidewalks,Walking Trail

Fireplace Location: Other: None

Assoc Amenities: Park,Pickleball,Pool

Fireplace: None

Main Heating: Natural Gas

Security: Alarm Leased,Cameras,Carbon Monoxide
Detectors,Smoke Detector(s)

Water: City

Window Covering: Stay

Guest Facilities: None

Sewer: Connected

**Primary Bathroom
Features:** Double Vanity

Pool: Conventional: No

Laundry: Electric Dryer
Hookup,Gas Dryer
Hookup,Laundry Room,Sink

Main Cooling: Ceiling
Fans,Central Air

Patio/Deck: Covered,Patio

Spa: None, None

Water Heater: Natural Gas

Gas: Natural

Nearby Schools



High School: Vail Dist Opt
Elementary School: Mesquite

Middle School: Desert Sky

Fees and Taxes

Tax Year: 2023
Association & Fees: HOA Amt (Monthly): \$55

Assoc Fees Includes: Common Area Maint
Association & Fees: HOA Payment Frequency: Quarterly

