



**7855 S WALNUTVIEW DR, TUCSON, AZ  
85757, USA**

<https://rehomes.us>

Brand new, energy-efficient home available by Jan 2024! Turn the kids loose in the second-story loft while you entertain in the open-concept kitchen and great room. White cabinets with quartz countertops, wood-like tile flooring with natural grey-tone carpet in our Divine package. No Rear Neighbors & East Facing Backyard. Visit Las Patrias at Star Valley [...]

**\$392,420**

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



**Susan Hansen**

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## Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2024

**Days On Market:** 1

**County:** Pima

**Lot Acres:** 0.10 acres

**Lot Dimensions:** 40x110

**View:** Sunset

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Lot size:** 4400.00 sq ft

**MLS #:** 22319148

**Bathrooms Full:** 2

**List Number Main:** 22319148

**Municipality/Zoning:** Sahuarita - SP

**Township:** 15

Description

**Legal Description:** SF 0689 Plan 2380A

Rooms

**Sauna Level:** TUSD

**Kitchen Features:** **Pantry:** Closet

**Dining Areas:** Dining Area

**Kitchen Features:** Dishwasher,Garbage Disposal,Gas Hookup Available,Gas Oven,Gas Range,Island,Microwave

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

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

**Extra Room:** Loft

Building Details



<b>Lot Features:</b> Subdivided	<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
<b>Basement:</b> No	<b>Construction:</b> Frame
<b>Main House SqFt:</b> 2384.00 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> New Construction

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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.

**Special Listing Conditions:** Public Report

**Subdivision Name:** Star Valley Block 4

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

**Landscape - Front: Other:** Sprinkler/Drip

**Direction:** S

**Horse Property:** No

**Horse Facilities:** No

**Electric: Electric Company:** Trico

**Landscape - Rear: Other:** Low Care

**Subdivision Restrict: Deed Restrictions:** Yes

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Transfer Fee:** \$0

**Association & Fees: HOA Name:** Star Valley Master A

**Association & Fees: HOA Telephone:** 520-623-2324

**Association & Fees: Rec Fee:** \$0

**Home Protection: Offered:** No

**Accessibility Option:** Door Levers

**Driveway:** Car(s) Pad

**Assessments:** \$0

**Section:** 22

**Fire Protection:** Included in Taxes

**Tax Code:** 210-58-1170

**Range:** 12.00

**Property Disclosures:** None

**Road Type:** Paved

**Road Maintenance:** County

**Technology:** Tile, Alarm System,Cable TV,High Speed Internet,Smart Panel,Telephone

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

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## Listing Office



**ListingOfficeName:** MTH Realty LLC

**Listing Office Phone:** (520) 686-5755

**Listing Office Address:** 8800 E Raintree Dr  
Ste 300, Scottsdale, AZ 85260

**Listing Office Url:**  
<http://www.meritagehomes.com>

**Listing Member Phone:** (520) 686-5755

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## Amenities & Features

**Interior Features:** Dual Pane Windows,ENERGY STAR Qualified Windows,High Ceilings 9+,Primary Downstairs,Split Bedroom Plan,Walk In Closet(s),Whl Hse Air Filt Sys

**Sewer:** Connected

**Primary Bathroom Features:** Double Vanity,Exhaust Fan,Low Flow Showerhead,Shower Only

**Pool: Conventional:** No

**Laundry:** Laundry Room

**Main Cooling:** Central Air

**Patio/Deck:** Covered

**Security:** Alarm Installed,Carbon Monoxide Detectors,Smoke Detector(s)

**Water:** City

**Window Covering:** None

**Guest Facilities:** None

**Exterior Features:** None

**Neighborhood Feature:** Basketball Court,Paved Street,Sidewalks,Walking Trail

**Fireplace Location: Other:** None

**Assoc Amenities:** Park

**Fireplace:** None

**Main Heating:** Heat Pump

**Pool:** None

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

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## Nearby Schools

**High School:** Cholla

**Middle School:** Valencia

**Elementary School:** Vesey

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## Fees and Taxes



**Tax Year:** 2022

**Association & Fees: HOA Amt  
(Monthly):** \$39

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

