



**\$122,000**

- Lots / Land
- Active

## **7960 S AVE CATRINA, TUCSON, AZ 85747, USA**

<https://rehomes.us>



Elevate your dreams with one of the last lots in Rincon Desert Estates, nestled within the esteemed Vail School District. Perched on a hill, embrace panoramic views of Rincon Mountains and Tucson city lights. Enjoy 1.96 acres of privacy, minutes from Rincon Valley Farmer's & Artisan's Market, convenient to Tucson amenities, and I-10. Explore the [...]

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### **Basics**



**Category:** Lots / Land

**Lot size:** 85551.00 sq ft

**County:** Pima

**Entry Timestamp:** 2024-03-18T16:23:10.347

**Municipality/Zoning:** Tucson - CR1

**Township:** 15

**Area:** Upper Southeast

**Status:** Active

**Days On Market:** 6

**List Number Main:** 22406839

**Lot Acres:** 1.96 acres

**Lot Dimensions:** 478 x 167 x 470 x 217

**View:** Mountain(s),Panoramic,Sunrise

**Property Use Type:** Residential

Description

**Legal Description:** RINCON DESERT ESTATES LOT 6

Building Details

**Lot Features:** Hillside Lot,Subdivided

**Fence:** None

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:** Rincon Desert Estates (1-47)

**Direction:** S

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Assessments:** \$0

**Community:** None

**Tax Code:** 205-74-0060

**Property Disclosures:** CC&Rs, Plat Map, Seller Prop Disclosure

**Road Maintenance:** HOA

**Distance to Utilities: Phone:** Available

**Distance to Utilities: Gas:** None

**Distance to Utilities: Electric:** Available

**Special Listing Conditions:** None

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

**Horse Property:** No

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Telephone:** 7707782963

**Section:** 22

**Fire Protection:** Included in Taxes

**Range:** 16.00

**Road Type:** Paved

**Terms:** Cash, Conventional

**Distance to Utilities: Sewer:** None

**Distance to Utilities: Water:** Available

**Phone: Location:** Available

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## Listing Office

**Listing Office ShortId:** 5169

**Listing Office Address:** 5425 N. Oracle Road, Suite 135, Tucson, AZ 85704

**Office ID:** 20121009221508748671000000

**ListingOfficeName:** Homesmart Advantage Group

**Listing Member Phone:** (520) 235-6421

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## Amenities & Features

**Sewer:** None

**Electric:** Electric Company

**Gas:** None

**Neighborhood Feature:** Paved Street

**Water:** City

**Electric: Location:** Available





## Nearby Schools

**High School:** Cienega

**Middle School:** Old Vail

**School District:** Vail

**Elementary School:** Ocotillo Ridge



## Fees and Taxes

**Tax Year:** 2023

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

**Association & Fees: HOA Amt  
(Monthly):** \$29

**Taxes:** \$685.30

