



**\$995,000**

## **8005 S PISTOL HILL RD, VAIL, AZ 85641, USA**

<https://rehomes.us>

Gorgeous Vail Horse property offers something for everyone! Custom Sante Fe style home featuring courtyard entry, great room w/cozy fireplace, 4 bed split plan, 3 baths plus office, den & attached 3-car garage. Includes 400amp electrical service. Large Gourmet kitchen, w/2 islands including 6 matching custom barstools, granite tile counters, and SS appliances. Stunning covered [...]

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



**Phyllis Daugherty**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2005

**Days On Market:** 22

**County:** Pima

**Lot Acres:** 4.47 acres

**Lot Dimensions:** 267 x 670 x 729 x 496

**View:** Mountains,Sunrise,Sunset

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Lot size:** 194712.00 sq ft

**MLS #:** 22405614

**Bathrooms Full:** 3

**List Number Main:** 22405614

**Municipality/Zoning:** Vail - RH

**Township:** 15

Description

**Legal Description:** PTN N741.22' S1151.14' W2 SW4 SW4 LYG ELY OF MADRONA RANGER STATION RD 4.47 AC

Rooms

**Sauna Level:** Vail

**Kitchen Features:** **Pantry:** Walk-In

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

**Kitchen Features:** Convection Oven,Dishwasher,Garbage Disposal,Gas Cooktop,Island,Refrigerator,Reverse Osmosis

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

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

**Extra Room:** Den,Office

Building Details



<b>Lot Features:</b> 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> Concrete
<b>Basement:</b> No	<b>Construction:</b> Frame - Stucco
<b>Main House SqFt:</b> 3381.00 sq ft	<b># of Garage Spaces:</b> 15.00
<b>Stories:</b> One	<b>Style:</b> Santa Fe
<b>Fence:</b> Block,View Fence	<b>Construction Status:</b> Existing

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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.

**Subdivision Name:** Unsubdivided

**Landscape - Front: Other:** Decorative Gravel,Desert Plantings,Low Care,Natural Desert,Trees

**Horse Property:** Yes - By Zoning

**Electric: Electric Company:** TEP

**Driveway: Paved:** Gravel

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Driveway:** Circular

**Section:** 21

**Attribution Contact:** 520-405-5659

**Tax Code:** 205-78-055F

**Property Disclosures:** Insurance Claims History Report,Seller Prop Disclosure

**Road Maintenance:** County

**Terms:** Cash,Conventional,VA

**Special Listing Conditions:** None

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

**Direction:** S

**Horse Facilities:** Yes

**Landscape - Rear: Other:** Decorative Gravel,Shrubs,Trees

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** No

**Accessibility Option:** None

**Assessments:** \$0

**Community:** None

**Fire Protection:** Subscription

**Range:** 17.00

**Road Type:** Dirt

**Technology:** Built-Up - Reflect, High Speed Internet

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## Listing Office



**ListingOfficeName:** Long Realty Company

**Listing Office Address:** 6410 E. Tanque Verde Rd., Tucson, AZ 85715

**Listing Member Phone:** (520) 405-5659

**Listing Office Phone:** (520) 918-4800

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

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## Amenities & Features

**Interior Features:** Ceiling Fan(s),Dual Pane Windows,Foyer,High Ceilings 9+,Split Bedroom Plan,Storage,Walk In Closet(s),Workshop

**Sewer:** Septic

**Primary Bathroom Features:** Double Vanity,Separate Shower(s),Soaking Tub

**Water: # Of Shared Well:** 3

**Assoc Amenities:** None

**Fireplace:** Bee Hive,Gas

**Main Heating:** Forced Air,Zoned

**Security:** Alarm Installed

**Water:** Well Agreement

**Window Covering:** Stay

**Guest Facilities:** None

**Exterior Features:** Courtyard,Dog Run,Native Plants,Workshop

**Neighborhood Feature:** None

**Fireplace Location: Other:** Great Room

**Pool: Conventional:** Yes

**Laundry:** Gas Dryer Hookup,Laundry Room

**Main Cooling:** Central Air,Zoned

**Patio/Deck:** Covered

**Spa:** None, None

**Water Heater:** Propane

**Gas:** Propane

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## Nearby Schools

**High School:** Vail Dist Opt

**Elementary School:** Ocotillo Ridge

**Middle School:** Old Vail

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## Fees and Taxes

**Tax Year:** 2023

**Assoc Fees Includes:** None

