



**\$456,990**

**8176 S EXPEDITION DR, TUCSON, AZ 85747, USA**

<https://rehomes.us>

Available September 2023. Quick move-in beautiful Cosenza home. This Cosenza is a 3 bedrooms plus den, with chef kitchen, gas in kitchen, stainless steel undermount sink, framed low threshold walk In shower, surround sound pre-wire in gathering room, upgraded flooring, 3 pendant lights over island; ceiling fan pre-wired in gathering room, all bedrooms and den; [...]

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



**Robert Bitteker**

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**Basics**



**Category:** Residential  
**Status:** Active  
**Bathrooms:** 2.00 baths  
**Year built:** 2023  
**Days On Market:** 1  
**County:** Pima  
**Lot Acres:** 0.17 acres  
**Lot Dimensions:** Irregular  
**View:** None

**Type:** Single Family Residence  
**Bedrooms:** 3 beds  
**Lot size:** 7355.00 sq ft  
**MLS #:** 22314459  
**Bathrooms Full:** 2  
**List Number Main:** 22314459  
**Municipality/Zoning:** Vail - TR  
**Township:** 15

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## Description

**Legal Description:** ROCKING K SOUTH NBHD 1 PCL E-2 LOT 62

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## Rooms

<b>Sauna Level:</b> Vail	<b>Dining Areas:</b> Other: eat in kitchen
<b>Kitchen Features:</b> Countertops: granite	<b>Kitchen Features:</b> Pantry: Closet
<b>Kitchen Features:</b> Appliance Color: Stainless	<b>Dining Areas:</b> Breakfast Bar,Dining Area
<b>Extra Room:</b> Den	<b>Kitchen Features:</b> Dishwasher,Garbage Disposal,Gas Range,Island,Microwave

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## Building Details

<b>Lot Features:</b> Subdivided	<b>Garage/Carport Feat:</b> 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 - Stucco
<b>Main House SqFt:</b> 2045.00 sq ft	<b># of Garage Spaces:</b> 2.00
<b>Stories:</b> One	<b>Style:</b> Ranch,Southwestern
<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.

**Subdivision Name:** Rocking K South  
Neighborhood 1 Parcel E-2

**Landscape - Front: Other:** Decorative Gravel,Desert Plantings,Low Care,Natural Desert,Sprinkler/Drip

**Horse Property:** No

**Builder/New Constr.: Builder Warranty:** Yes

**Landscape - Rear: Other:** None

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Telephone:**  
480-921-7500

**Home Protection: Plan By:** Builder Warranty

**Assessments:** \$0

**Fire Protection:** Included in Taxes

**Range:** 16.00

**Road Type:** Paved

**Technology:** Tile, Cable TV,Smart Panel

**Special Listing Conditions:** Public Report

**Co-op Fee:** \$0

**Direction:** S

**Horse Facilities:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:**  
No

**Association & Fees: HOA Name:** Rocking K

**Home Protection: Offered:** Yes

**Accessibility Option:** None

**Section:** 21

**Tax Code:** 205-95-4900

**Property Disclosures:** None

**Road Maintenance:** County

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

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## Listing Office

**ListingOfficeName:** PCD Realty LLC

**Listing Office Phone:**  
(480) 391-6000

**Listing Office Address:** 16767 N. Perimeter Drive, Scottsdale, AZ  
85260

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## Units Information



Unit Level: 1

Amenities & Features

Interior Features: Dual Pane  
Windows,Foyer,Split Bedroom  
Plan,Walk In Closet(s)

Sewer: Connected

Primary Bathroom Features:  
Double Vanity,Shower Only

Pool: Conventional: No

Laundry: Laundry Room

Main Cooling: Ceiling Fans Pre-  
Wired,Central Air

Patio/Deck: Covered

Spa: None, None

Water Heater: Tankless Water Htr

Gas: Natural

Exterior Features: None

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

Fireplace Location: Other: None

Assoc Amenities: Park,Tennis Courts

Fireplace: None

Main Heating: Forced Air

Security: Smoke Detector(s)

Water: Water Company

Window Covering: None

Guest Facilities: None

Nearby Schools

High School: Cienega

Middle School: Old Vail

Elementary School: Ocotillo Ridge

Fees and Taxes

Tax Year: 2023

Association & Fees: HOA Amt  
(Monthly): \$67

Assoc Fees Includes: Common Area Maint

Association & Fees: HOA Payment Frequency:  
Quarterly

