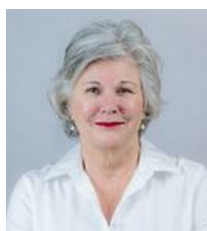


821 E JOSEPHINE CANYON DR, GREEN VALLEY, AZ 85614, USA

<https://rehomes.us>

Welcome home to this beautiful, charming 3BR, 2BA SW style home in quiet Madera Reserve. Large 12,327sf walled lot is a sanctuary for relaxation and privacy. Enjoy the sunroom with a cup of tea and watch a monsoon lightening storm. Over \$99K in improvements and upgrades were completed in 2022-2023 including re-surfaced PebbleTEC saltwater pool, [...]



Julie Marti-McLain

Basics

\$554,900

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



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 1999

Days On Market: 7

County: Pima

Lot Acres: 0.28 acres

Lot Dimensions: 66x150x98x156

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 12327.00 sq ft

MLS #: 22402480

Bathrooms Full: 2

List Number Main: 22402480

Municipality/Zoning: Green Valley - CR1

View: Desert,Mountains

Description

Legal Description: Madera Reserve Phase I Lot 0113

Rooms

Sauna Level: Continental Elementary School District #39

Kitchen Features: Pantry: Cabinet

Extra Room: Other: Sunroom

Kitchen Features: Dishwasher,Exhaust Fan,Garbage Disposal,Gas Range,Microwave,Refrigerator,Reverse Osmosis

Kitchen Features: Countertops: New Granite

Kitchen Features: Appliance Color: Stainless

Dining Areas: Breakfast Bar,Breakfast Nook,Dining Area

Building Details



Lot Features: Adjacent to Wash,North/South Exposure,Subdivided

of Carport Spaces: 0.00

Floor Covering: Other: Lux Vinyl Planking

Main House SqFt: 1744.00 sq ft

Stories: One

Fence: Slump Block,Stucco Finish

Garage/Carport Feat: Attached Garage/Carport,Electric Door Opener,Utility Sink

Basement: No

Construction: Frame - Stucco

of Garage Spaces: 2.00

Style: Southwestern

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.

Subdivision Name: Madera Reserve Phase I(1-130)

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

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA Name: Madera Reserve Homeo

Home Protection: Offered: No

Assessments: \$0

Fire Protection: Included in Taxes

Range: 0.00

Road Type: Paved

Technology: Built-Up, Cable TV,High Speed Internet

Special Listing Conditions: No Insurance Claims History Report,None

Co-op Fee: \$3

Direction: E

Horse Facilities: No

Landscape - Rear: Other: Decorative Gravel,Desert Plantings,Flower Beds,Low Care,Sprinkler/Drip

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Telephone: 520-297-0797

Accessibility Option: Level

Community: Madera Reserve

Tax Code: 304-80-1470

Property Disclosures: Insurance Claims History Report,Seller Prop Disclosure

Road Maintenance: County

Terms: Cash,Conventional,FHA,VA



Listing Office

ListingOfficeName: Sunset View Realty, LLC

Listing Office Phone: (520)
444-0489

Listing Office Address: 2409 E. Wrightson View Drive,
Green Valley, AZ 85614

Listing Member Phone: (520)
444-0489

Units Information

Unit Level: 1

Amenities & Features

Interior Features: Ceiling Fan(s),Dual Pane
Windows,High Ceilings 9+,Solar Tube(s),Walk In
Closet(s)

Sewer: Connected

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

Main Cooling: Other: NEW HVAC 2022

Pool: Conventional: Yes

Laundry: Dryer,Laundry Room,Storage,Washer

Main Cooling: Ceiling Fans,Central Air

Patio/Deck: Covered,Patio,Paver,Ramada

Security: Carbon Monoxide Detectors,Gated,Smoke
Detector(s),Wrought Iron Security Door

Water: City

Window Covering: Stay

Guest Facilities: None

Exterior Features: BBQ,Courtyard,Dog
Run,Fountain

Neighborhood Feature: Paved
Street,Sidewalks,Walking Trail

Fireplace Location: Other: Great Room

Main Heating: Other: New HVAC 2022

Assoc Amenities: None

Fireplace: Gas

Main Heating: Forced Air,Natural Gas

Pool: ENERGY STAR Qualified Pool
Pump,Salt Water

Spa: Conventional, Conventional

Water Heater: Natural Gas

Gas: Natural





Nearby Schools

High School: Sahuarita

Middle School: Continental

Elementary School: Continental



Fees and Taxes

Tax Year: 2023

Assoc Fees Includes: Common Area Maint

**Association & Fees: HOA Amt
(Monthly):** \$22

Association & Fees: HOA Payment Frequency:
Annually

