



\$865,000

8261 E CHOLLA DR, TUCSON, AZ 85750, USA

<https://rehomes.us>

THIS SPECTACULAR, all newly redone home with unbelievable views is waiting for you. New Roof, New Rhino painted exterior, newer AC! New flooring, paint, sage custom cabinets, quartz countertops, lighting, appliances....too much to mention! Newer windows and walled lot area with room for a casita or even a pool house and pool! Greenhouse and awesome [...]

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



Patrick Mocaby

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 1986

Days On Market: 13

County: Pima

Lot Acres: 0.51 acres

Lot Dimensions: Irregular

View: Mountains

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 22174.00 sq ft

MLS #: 22416168

Bathrooms Full: 2

List Number Main: 22416168

Municipality/Zoning: Tucson - CR1

Township: 13

Description

Legal Description: Sabino Canyon Clusters Lot 16

Rooms

Sauna Level: Catalina Foothills

Kitchen Features: **Appliance Color:** Stainless

Extra Room: Arizona Room

Kitchen Features: **Countertops:** Quartz

Dining Areas: Breakfast Bar,Dining Area

Kitchen Features: Dishwasher,Electric Range,Energy Star Qualified Refrigerator,Energy Star Qualified Stove,Exhaust Fan,Garbage Disposal,Microwave

Building Details



Lot Features: Corner Lot,Cul-De-Sac,North/South Exposure,Subdivided

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 1882.00 sq ft

Stories: One

Fence: Block

Garage/Carport Feat: Attached
Garage/Carport,Electric Door Opener,Extended Length

Floor covering: Ceramic Tile

Construction: Frame - Stucco

of Garage Spaces: 2.00

Style: Contemporary,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: Sabino Canyon Clusters (1-56)

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

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Home Protection: Offered: Yes

Accessibility Option: Door Levers,Level

Section: 16

Fire Protection: Subscription

Range: 15.00

Road Type: Paved

Technology: Tile, Cable TV,High Speed Internet,Smart Thermostat

Special Listing Conditions: None

Co-op Fee: \$3

Direction: E

Horse Facilities: No

Landscape - Rear: Other: Artificial Turf,Desert Plantings,Flower Beds,Shrubs

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Home Protection: Plan By: AHS

Assessments: \$0

Community: None

Tax Code: 114-10-3270

Property Disclosures: Insurance Claims History Report,Seller Prop Disclosure

Road Maintenance: County

Terms: Cash,Conventional,VA



Listing Office

ListingOfficeName: Indie Realty, LLC

Listing Office Address: 7255 E. Tanque Verde Rd, Tucson, AZ 85715

Listing Member Phone: (520) 833-0773

Listing Office Phone: (520) 777-8973

Listing Office Url:
<http://https://www.indie-realty.com>

Units Information

Unit Level: 1

Amenities & Features

Interior Features: Cathedral Ceilings,Dual Pane Windows,Foyer,High Ceilings 9+,Split Bedroom Plan,Walk In Closet(s)

Sewer: Connected

Primary Bathroom Features: Double Vanity,Exhaust Fan,Shower Only

Pool: Conventional: No

Fireplace: Wood Burning

Main Heating: Forced Air

Security: Security Screens,Wrought Iron Security Door

Water: City

Window Covering: None

Guest Facilities: None

Exterior Features: Courtyard,Green House,Native Plants

Neighborhood Feature: Paved Street,Street Lights

Fireplace Location: Other: Living Room

Laundry: Dryer,Laundry Room,Storage,Washer

Main Cooling: Central Air

Patio/Deck: Patio,Screened

Spa: None, None

Water Heater: Natural Gas

Gas: Natural

Nearby Schools



High School: Catalina Fthls
Elementary School: Canyon View

Middle School: Esperero Canyon

Fees and Taxes

Tax Year: 2023

**Association & Fees: HOA Amt
(Monthly):** \$12

Association & Fees: HOA Payment Frequency:
Annually

