



\$1,600,000

8631 HANOVER PL, TUCSON, AZ 85750, USA

<https://rehomes.us>

Beautiful Casita located in Canyon Ranch Wellness Resort just a minute walk to the spa. The courtyard faces north capturing the Catalina Mountains. Enjoy relaxing days living in one of the most precious places on earth, the Tucson Sonoran Desert. This rare three bedroom Casita affords luxury living with all the amenities you'll ever need. [...]

- 3 beds
- 3.00 baths
- Townhouse
- Residential
- Active



Kay Quatraro

Basics



Category: Residential

Status: Active

Bathrooms: 3.00 baths

Year built: 1995

Days On Market: 268

County: Pima

Lot Acres: 0.05 acres

Lot Dimensions: 57 x 41 x57 x 41

View: Desert,Mountains

Type: Townhouse

Bedrooms: 3 beds

Lot size: 2337.00 sq ft

MLS #: 22225769

Bathrooms Full: 3

List Number Main: 22225769

Municipality/Zoning: Pima County - CR5

Township: 13

Description

Legal Description: Canyon Ranch Casitas (Townhouses) Unit 42

Rooms

Sauna Level: TUSD

Kitchen Features: **Pantry:** Closet

Dining Areas: Breakfast Bar,Dining Area

Kitchen Features: Dishwasher,Electric Oven,Exhaust Fan,Garbage Disposal,Gas Cooktop,Microwave,Refrigerator

Kitchen Features:
Countertops: granite

Kitchen Features: **Appliance Color:** Stainless

Extra Room: None

Building Details

Lot Features: Borders Common Area,Corner Lot

of Carport Spaces: 0.00

Basement: No

Main House SqFt: 1917.00 sq ft

Stories: One

Fence: Block,Stucco Finish

Garage/Carport Feat: None

Floor covering: Stone

Construction: Frame - Stucco

of Garage Spaces: 0.00

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: Canyon Ranch Casitas (1-56)

Landscape - Front: Other: Desert Plantings,Low Care,Natural Desert,Shrubs,Trees

Horse Property: No

Electric: Electric Company: TEP

Subdivision Restrict: Deed Restrictions: Yes

Association & Fees: HOA: Yes

Association & Fees: HOA Name: Canyon Ranch

Association & Fees: Rec Fee: \$1,030

Accessibility Option: None

Assessments: \$0

Community: None

Tax Code: 114-18-5370

Property Disclosures: None

Road Maintenance: HOA

Terms: Cash,Conventional

Special Listing Conditions: No Insurance Claims History Report,No SPDS

Co-op Fee: \$3

Direction: E

Horse Facilities: No

Landscape - Rear: Other: Desert Plantings,Flower Beds,Shrubs,Sprinkler/Drip,Trees

Subdivision Restrict: Age Restrictions: No

Association & Fees: HOA Transfer Fee: \$0

Association & Fees: HOA Telephone: 520-749-9000

Home Protection: Offered: No

Driveway: None

Section: 21

Fire Protection: Subscription

Range: 15.00

Road Type: Paved

Technology: Built-Up - Reflect, Alarm System,Cable TV,High Speed Internet,Telephone

Listing Office

ListingOfficeName: Great Southwest Realty

Listing Office Address: 5890 N. Williams Dr., Tucson, AZ 85704

Listing Member Phone: (520) 971-2202

Listing Office Phone: (520) 408-3001

Listing Office Url: <http://www.>



Units Information

Unit Level: 1

Amenities & Features

Interior Features: Ceiling Fan(s),Central Vacuum,Dual Pane Windows,Entertainment Center Built-In,Skylight(s),Skylights

Sewer: Connected

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

Pool: Conventional: No

Laundry: Laundry Closet

Main Cooling: Ceiling Fans,Central Air,Zoned

Patio/Deck: Enclosed,Patio

Spa: None, None

Water Heater: Natural Gas

Gas: Natural

Exterior Features: Courtyard,Fountain,Native Plants

Neighborhood Feature: Basketball Court,Exercise Facilities,Gated,Jogging/Bike Path,Park,Pickleball,Pool,Spa,Tennis Courts,Walking Trail

Fireplace Location: Other: Living Room,Patio

Assoc Amenities: Clubhouse,Maintenance,Park,Pickleball,Pool,Recreation Room,Sauna,Security,Spa/Hot Tub,Tennis Courts,Volleyball Court

Fireplace: Gas

Main Heating: Natural Gas

Security: Alarm Installed,Gated,Smoke Detector(s)

Water: City

Window Covering: Some

Guest Facilities: None

Nearby Schools

High School: Sabino

Middle School: Magee

Elementary School: Fruchthendler



Fees and Taxes

Tax Year: 2022

Assoc Fees Includes: Blanket Ins Policy, Common Area Maint, Exterior Mnt of Unit, Garbage Collection, Gated Community, Roof Repair, Street Maint

**Association & Fees: HOA
Amt (Monthly):** \$950

Association & Fees: HOA Payment Frequency: Quarterly

