



**\$275,000**

## **8637 E PLACITA DE LAS TARASCAS, TUCSON, AZ 85710, USA**

<https://rehomes.us>

- 3 beds
- 2.00 baths
- Townhouse
- Residential
- Active

Newest Listing in Dos Tiburones! 3 bedrooms, 2 full bathrooms, 2 car garage, fenced yard, balcony, and end of the street with west views! As you enter the home, there is 1 bedroom downstairs with attached bathroom with walk in shower, walk in closet, access to front yard. Upstairs you have newly installed wood flooring, [...]



**Jessica Sparks**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 2006

**Days On Market:** 5

**County:** Pima

**Lot Acres:** 0.02 acres

**Township:** 14

**Type:** Townhouse

**Bedrooms:** 3 beds

**Lot size:** 871.00 sq ft

**MLS #:** 22412439

**Bathrooms Full:** 2

**List Number Main:** 22412439

**Municipality/Zoning:** Tucson - R2

**View:** Residential,Sunset

## Description

**Legal Description:** Dos Tibuñones Townhomes Unit 16

## Rooms

**Sauna Level:** TUSD

**Kitchen Features:**  
**Appliance Color:** Black

**Extra Room:** None

**Kitchen Features: Pantry:** Closet

**Dining Areas:** Breakfast Nook

**Kitchen Features:** Dishwasher,Electric Oven,Exhaust Fan,Freezer,Garbage Disposal,Microwave,Refrigerator

## Building Details

**Lot Features:** Adjacent to Wash,Borders Common Area,Corner Lot

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1461.00 sq ft

**Stories:** Two

**Fence:** Block,View Fence

**Garage/Carport Feat:** Attached Garage/Carport,Electric Door Opener

**Floor covering:** Ceramic Tile, Engineered Wood

**Construction:** Frame - Stucco

**# of Garage Spaces:** 2.00

**Style:** Contemporary

**Construction Status:** 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:** Dos Tiburones Townhouses (1-34)

**Landscape - Front: Other:** Decorative Gravel,Trees

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Transfer Fee:** \$400

**Association & Fees: HOA Telephone:** 520-742-5674

**Accessibility Option:** None

**Assessments:** \$0

**Community:** None

**Tax Code:** 134-08-3420

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

**Road Maintenance:** HOA

**Terms:** Cash,Conventional,Seller Concessions

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

**Landscape - Rear: Other:** None

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Name:** Associa AZ

**Home Protection: Offered:** Yes

**Driveway:** Shared

**Section:** 16

**Fire Protection:** Included in Taxes

**Range:** 15.00

**Road Type:** Paved

**Technology:** Rolled, Cable TV,High Speed Internet

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## Listing Office

**ListingOfficeName:** Russ Lyon Sotheby's International Realty

**Listing Office Address:** 3450 E. Sunrise Drive, Suite No. 150, Tucson, AZ 85718

**Listing Member Phone:** (602) 999-9764

**Listing Office Phone:** (520) 742-1335

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



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# Units Information

Unit Level: 2

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# Amenities & Features

**Interior Features:** Ceiling Fan(s),Fire Sprinklers,Walk In Closet(s)

**Sewer:** Connected

**Primary Bathroom Features:** Double Vanity,Exhaust Fan,Shower & Tub

**Pool: Conventional:** No

**Fireplace:** None

**Main Heating:** Electric

**Pool:** None

**Spa:** None, None

**Water Heater:** Electric

**Gas:** None

**Exterior Features:** None

**Neighborhood Feature:** Paved Street,Walking Trail

**Fireplace Location: Other:** None

**Laundry:** Dryer,Laundry Closet,Washer

**Main Cooling:** Ceiling Fans,Central Air

**Patio/Deck:** Balcony,Patio

**Security:** Smoke Detector(s)

**Water:** City

**Window Covering:** Stay

**Guest Facilities:** None

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# Nearby Schools

**High School:** Sahuaro

**Elementary School:** Steele

**Middle School:** Gridley

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# Fees and Taxes



**Tax Year:** 2023

**Assoc Fees Includes:** Common Area Maint,Exterior Mnt of Unit,Garbage Collection,Roof Repair,Roof Replacement,Sewer,Street Maint,Water

**Association & Fees:**  
**HOA Amt (Monthly):**  
\$245

**Association & Fees: HOA Payment Frequency:** Monthly

