



**\$524,000**

**876 N COWBOY CANYON DR, GREEN VALLEY,  
AZ 85614, USA**

<https://rehomes.us>

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

Ponderosa Beauty with Guest Casita on Large Corner Lot! One owner 3 bedroom, 3 bath with den, features spacious living room with vaulted ceilings, gas fireplace and custom window coverings throughout. Kitchen boasts granite counters, sizeable island, abundance of cabinets with pull-outs, and built in desk. The Primary Suite is grand with slider to patio. [...]



**Kathleen Gelardi**

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**Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 2006

**Days On Market:** 20

**County:** Pima

**Lot Acres:** 0.24 acres

**Lot Dimensions:** Irregular

**View:** Mountains,Residential

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 10502.00 sq ft

**MLS #:** 22325408

**Bathrooms Full:** 3

**List Number Main:** 22325408

**Municipality/Zoning:** Sahuarita - SP

**Township:** 18

Description

**Legal Description:** Quail Creek II Unit 11 Lot 119

Rooms

**Sauna Level:** Continental Elementary School District #39

**Kitchen Features:** **Pantry:** Cabinet

**Dining Areas:** Breakfast Nook,Dining Area

**Kitchen Features:** Desk,Dishwasher,Electric Cooktop,Electric Oven,Garbage Disposal,Island,Lazy Susan,Microwave

**Kitchen Features:**  
**Missing:** Refrigerator

**Kitchen Features:**  
**Appliance Color:** White

**Extra Room:** Den

Building Details



**Lot Features:** Corner Lot,East/West Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 2211.00 sq ft

**Stories:** One

**Fence:** Block

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

**Floor covering:** Carpet, Ceramic Tile

**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.

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

**Direction:** N

**Horse Facilities:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** Yes

**Association & Fees: HOA Transfer Fee:** \$350

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** Quail Creek CC

**Fire Protection:** Included in Taxes  
**Range:** 14.00

**Road Type:** Paved

**Technology:** Tile, Satellite Dish

**Subdivision Name:** Quail Creek II Unit 11

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

**Horse Property:** No

**Guest House SqFt:** 240.0000

**Landscape - Rear: Other:** Decorative Gravel,Desert Plantings,Trees

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Name:** QC CC POA

**Accessibility Option:** None

**Section:** 8

**Attribution Contact:** kgelardi@longrealty.com

**Tax Code:** 304-82-2770

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

**Road Maintenance:** HOA

**Terms:** Cash,Conventional,Submit

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## Listing Office



**ListingOfficeName:** Long Realty Company

**Listing Office Address:** 15920 S Rancho  
Sahuarita Blvd, Sahuarita, AZ 85629

**Listing Member Phone:** (520) 820-9170

**Listing Office Phone:** (520) 407-8400

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

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## Units Information

**Unit Level:** 1

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## Amenities & Features

**Interior Features:** Ceiling Fan(s),Dual Pane  
Windows,Foyer,Vaulted Ceilings,Walk In  
Closet(s),Water Softener,Wet Bar

**Neighborhood Feature:** Exercise  
Facilities,Gated,Golf,Paved  
Street,Pickleball,Pool,Putting Green,Spa,Tennis  
Courts

**Guest Facilities: Other:** Casita

**Water: Other:** Quail Creek

**Pool: Conventional:** No

**Laundry:** Gas Dryer Hookup,Laundry Room,Storage

**Fireplace:** Gas

**Main Heating:** Forced Air,Natural Gas

**Security:** Gated,Smoke Detector(s)

**Water:** Water Company

**Window Covering:** Stay

**Sewer:** Connected

**Primary Bathroom Features:** Double  
Vanity,Jetted Tub,Separate Shower(s)

**Fireplace Location: Other:** Living  
Room

**Patio/Deck: Other:** Water Feature

**Assoc Amenities:**  
Pickleball,Pool,Spa/Hot Tub,Tennis  
Courts

**Green Features:** Solar

**Main Cooling:** Central Air

**Patio/Deck:** Covered,Patio,Paver

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

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## Nearby Schools



High School: Optional

Elementary School: Continental

Middle School: Continental

## Fees and Taxes

Tax Year: 2023

Association & Fees: HOA Amt (Monthly): \$240

Assoc Fees Includes: Common Area Maint,Gated Community,Street Maint

Association & Fees: HOA Payment Frequency: Semi-Annually

