



**\$540,000**

## **8806 ACACIA GROVE PL, TUCSON, AZ 85743, USA**

<https://rehomes.us>

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

Welcome to this spacious home located on a premium cul-de-sac lot! Featuring 2,900 sq.ft., 5 bedrooms, 3 bathrooms, pool/spa and a three-car garage, this home is sure to exceed your expectations! Recent (2023) updates include refrigerator, dishwasher, granite c/tops, whole-house water filtration system, TWO HVAC units, irrigation lines, commodes/showerheads, storage shed, downstairs tile flooring, 30 [...]



**Sherri Vis**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 3.00 baths

**Year built:** 1998

**Days On Market:** 2

**County:** Pima

**Lot Acres:** 0.20 acres

**Lot Dimensions:** 43'x43'x165'x71'x114'

**View:** Mountains,Sunrise

**Type:** Single Family Residence

**Bedrooms:** 5 beds

**Lot size:** 8668.00 sq ft

**MLS #:** 22412975

**Bathrooms Full:** 3

**List Number Main:** 22412975

**Municipality/Zoning:** Marana - F

**Township:** 12

Description

**Legal Description:** Continental Ranch Parcel 11 Lot 53

Rooms

**Sauna Level:** Marana

**Kitchen Features: Pantry:** Walk-In

**Extra Room:** Arizona Room

**Kitchen Features: Countertops:** Granite

**Dining Areas:** Dining Area

**Kitchen Features:** Dishwasher,Garbage Disposal,Gas Range,Island,Microwave

Building Details

**Lot Features:** Adjacent to Wash,Corner Lot,Cul-De-Sac,East/West Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 2900.00 sq ft

**Stories:** Two

**Fence:** Block

**Garage/Carport Feat:** Tandem 3-car garage, Attached Garage/Carport,Electric Door Opener,Tandem Garage

**Floor covering:** Carpet, Ceramic Tile

**Construction:** Frame - Stucco

**# of Garage Spaces:** 3.00

**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:** Continental Ranch Parcel 11

**Landscape - Front: Other:** Decorative Gravel,Low Care

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Association & Fees: HOA Name:** Continental Ranch

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** Continental Ranch

**Tax Code:** 226-22-2200

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

**Road Maintenance:** County

**Terms:** Cash,Conventional,FHA,VA

**Special Listing Conditions:** None

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

**Direction:** N

**Horse Facilities:** No

**Landscape - Rear: Other:** Grass,Sprinkler/Drip

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Association & Fees: HOA Telephone:** (520)297-7600

**Accessibility Option:** None

**Section:** 21

**Fire Protection:** Included in Taxes

**Range:** 12.00

**Road Type:** Paved

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

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## Listing Office

**ListingOfficeName:** Redfin

**Listing Office Address:** 5285 E William Cir Ste 1065, Tucson, AZ 85711

**Listing Member Phone:** (520) 241-8007

**Listing Office Phone:** (520) 744-6917

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

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## Amenities & Features



**Interior Features:** Ceiling Fan(s),Dual  
Pane Windows,Vaulted Ceilings

**Neighborhood Feature:** Paved Street

**Fireplace Location: Other:** None

**Pool: Conventional:** Yes

**Fireplace:** None

**Main Heating:** Natural Gas

**Pool:** Heated

**Spa:** Conventional, Conventional

**Water Heater:** Natural Gas

**Gas:** Natural

**Sewer:** Connected

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

**Patio/Deck: Other:** Screened Patio

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

**Main Cooling:** Central Air

**Patio/Deck:** Balcony,Covered,Patio

**Security:** Smoke Detector(s)

**Water:** City

**Window Covering:** Some

**Guest Facilities:** None

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## Nearby Schools

**High School:** Marana

**Middle School:** Marana

**Elementary School:** Rattlesnake Ridge

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## Fees and Taxes

**Tax Year:** 2023

**Association & Fees: HOA Amt  
(Monthly):** \$31

**Association & Fees: HOA Payment Frequency:**  
Semi-Annually

