



**\$289,500**

**8837 E LAURIE ANN DR, TUCSON, AZ 85747, USA**

<https://rehomes.us>

Home, sweet home! This lovely 2-bed, 2-bath residence plus den exudes a sense of warmth and comfort! Tile and carpet flooring, neutral palette, ceiling fans, and high vaulted ceilings that add to the spacious feel are attributes you'll find. Fabulous great room offers back patio access and a fireplace promoting a welcoming ambiance. Discover the [...]

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



**Angela Kuzma**

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## Basics



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 2001

**Days On Market:** 1

**County:** Pima

**Lot Acres:** 0.14 acres

**Lot Dimensions:** 50 X 125

**View:** Mountains

**Type:** Single Family Residence

**Bedrooms:** 2 beds

**Lot size:** 6098.00 sq ft

**MLS #:** 22314384

**Bathrooms Full:** 2

**List Number Main:** 22314384

**Municipality/Zoning:** Tucson - R1

**Township:** 15

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## Description

**Legal Description:** Horton Homes At Rita Ranch Lot 22

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## Rooms

**Sauna Level:** Vail

**Dining Areas:** Great Room

**Kitchen Features:** Electric Oven, Electric Range, Energy Star Qualified Dishwasher, Energy Star Qualified Refrigerator, Garbage Disposal, Microwave

**Kitchen Features:**  
**Appliance Color:**  
Stainless

**Extra Room:** Den

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## Building Details

**Lot Features:** North/South Exposure

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1417.00 sq ft

**Stories:** One

**Fence:** Block

**Garage/Carport Feat:** Attached Garage/Carport

**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.

**Subdivision Name:** Horton Homes at Rita Ranch (1-125)

**Landscape - Front: Other:** Low Care

**Horse Property:** No

**Guest House SqFt:** 0.0000

**Landscape - Rear: Other:** Desert Plantings, Low Care

**Subdivision Restrict: Deed Restrictions:** Yes

**Association & Fees: HOA:** Yes

**Accessibility Option:** None

**Section:** 22

**Fire Protection:** Included in Taxes

**Range:** 15.00

**Road Type:** Chip/Seal

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

**Special Listing Conditions:** None

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

**Direction:** E

**Horse Facilities:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Concrete

**Subdivision Restrict: Age Restrictions:** No

**Home Protection: Offered:** No

**Assessments:** \$0

**Community:** Rita Ranch

**Tax Code:** 141-13-8890

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

**Road Maintenance:** City

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

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## Listing Office

**ListingOfficeName:** Keller Williams Southern Arizona

**Listing Office Address:** 2102 N Country Club Building #9, Tucson, AZ 85716

**Listing Member Phone:** (520) 225-0020

**Listing Office Phone:** (520) 225-0020

**Listing Office Url:** <http://1kwsa.com>

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## Amenities & Features



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

**Sewer:** Connected

**Primary Bathroom Features:** Dual Flush Toilet,Shower Only

**Pool: Conventional:** No

**Fireplace:** Gas

**Main Heating:** Forced Air

**Pool:** None

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

**Exterior Features:** None

**Neighborhood Feature:** None

**Fireplace Location: Other:** Family Room

**Laundry:** Laundry Room

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

**Patio/Deck:** Covered

**Security:** Carbon Monoxide Detectors,Smoke Detector(s)

**Water:** City

**Window Covering:** Stay

**Guest Facilities:** None

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## Nearby Schools

**High School:** Vail High School

**Middle School:** Desert Sky

**Elementary School:** Mesquite

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## Fees and Taxes

**Tax Year:** 2022

**Association & Fees: HOA Amt (Monthly):** \$63

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

