



**\$335,000**

## **9450 E PALE BLUE TOPAZ LN, TUCSON, AZ 85747, USA**

<https://rehomes.us>

beautiful home nestled in Rita Ranch in the sought-after Vail School District, boasting the rare advantage of NO HOA. This charming 3-bed, 2-bath abode welcomes you with its airy layout, vaulted ceilings, and stylish tile flooring installed in 2021. Delight in the kitchen's recent transformation with Quartz countertops and gather around the remodeled tavern-tine stone [...]

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



**Jeanette Espinoza**

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### **Basics**



**Category:** Residential

**Status:** Active

**Bathrooms:** 2.00 baths

**Year built:** 2001

**Days On Market:** 3

**County:** Pima

**Lot Acres:** 0.13 acres

**Lot Dimensions:** irregular

**View:** Residential

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Lot size:** 5489.00 sq ft

**MLS #:** 22407931

**Bathrooms Full:** 2

**List Number Main:** 22407931

**Municipality/Zoning:** Tucson - R3

**Township:** 15

Description

**Legal Description:** 141130160/Rancho Elegante At Rita Ranch lot 0032

Rooms

**Sauna Level:** Vail

**Kitchen Features:** Appliance Color: Stainless

**Extra Room:** None

**Kitchen Features:** Pantry: Closet

**Dining Areas:** Breakfast Bar,Dining Area

**Kitchen Features:** Dishwasher,Electric Oven,Garbage Disposal,Microwave

Building Details

**Lot Features:** Subdivided

**# of Carport Spaces:** 0.00

**Basement:** No

**Main House SqFt:** 1495.00 sq ft

**Stories:** One

**Fence:** Block

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

**Floor covering:** Ceramic Tile

**Construction:** Frame - Stucco,Stucco Finish

**# 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:** Rancho Elegante

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

**Horse Property:** No

**Guest House SqFt:** 0.0000

**Landscape - Rear: Other:** Natural Desert

**Subdivision Restrict: Deed Restrictions:** No

**Association & Fees: HOA:** No

**Accessibility Option:** None

**Section:** 22

**Fire Protection:** Included in Taxes

**Range:** 15.00

**Road Type:** Paved

**Technology:** Tile, Cable TV

**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:** 141-14-6200

**Property Disclosures:** None

**Road Maintenance:** City

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

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## Listing Office

**ListingOfficeName:** Tierra Antigua Realty

**Listing Office Address:** 1650 E River Rd., Suite 202, Tucson, AZ 85718

**Listing Office Phone:** (520) 544-2335

**Listing Member Phone:** (520) 977-9314

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## Units Information

**Unit Level:** 1



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## Amenities & Features

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

**Sewer:** Connected

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

**Pool: Conventional:** No

**Laundry:** Laundry Room

**Fireplace:** See Remarks,Wood Burning

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

**Security:** None

**Water:** City

**Window Covering:** Some

**Guest Facilities:** None

**Exterior Features:** None

**Neighborhood Feature:** None

**Fireplace Location: Other:** Family Room

**Assoc Amenities:** None

**Green Features:** Solar

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

**Patio/Deck:** Covered

**Spa:** None, None

**Water Heater:** Natural Gas

**Gas:** Natural

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## Nearby Schools

**High School:** Vail Dist Opt

**Elementary School:** Desert Willow

**Middle School:** Desert Sky

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## Fees and Taxes

**Tax Year:** 2023

**Assoc Fees Includes:** None

