



\$419,400

**9761 E COPPER GLANCE TRL, TUCSON, AZ
85747, USA**

<https://rehomes.us>

Emory plan with Spanish elevation is a stylish 3-bedroom home featuring a versatile flex room, expansive open Greatroom, and a modern gourmet kitchen with granite counters and a high-performance 36" gas cooktop. Gas BBQ stub-out will provide an opportunity for outdoor cooking & entertaining on the extended covered patio. Includes Refrigerator & window blinds

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



Marian Soto

Basics



Category: Residential

Status: Active

Bathrooms: 2.00 baths

Year built: 2023

Days On Market: 22

County: Pima

Lot Acres: 0.11 acres

Lot Dimensions: 50x95

View: Residential

Type: Single Family Residence

Bedrooms: 3 beds

Lot size: 4749.00 sq ft

MLS #: 22325192

Bathrooms Full: 2

List Number Main: 22325192

Municipality/Zoning: Tucson - PAD

Township: 15

Description

Legal Description: SAGUARO TRAILS BLOCK 6 SQ20211440564 LOT 221

Rooms

Sauna Level: Vail

Kitchen Features: Pantry: Closet

Extra Room: Other: Flex room

Kitchen Features: Dishwasher,Electric Oven,Energy Star Qualified Dishwasher,Garbage Disposal,Gas Cooktop,Island,Refrigerator

Kitchen Features: Countertops: Granite

Kitchen Features: Appliance Color: Stainless

Dining Areas: Breakfast Bar,Dining Area

Building Details



Lot Features: Subdivided
of Carport Spaces: 0.00
Basement: No
Construction: Frame - Stucco
of Garage Spaces: 2.00
Style: Contemporary
Construction Status: New Construction

Garage/Carport Feat: Electric Door Opener
Floor covering: Carpet, Ceramic Tile
Window Covering: Other: Faux wood blinds
Main House SqFt: 1731.00 sq ft
Stories: One
Fence: Block

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: Saguaro Trails Block 6

Landscape - Front: Other: Decorative Gravel,Desert Plantings,Low Care,Sprinkler/Drip

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Concrete

Subdivision Restrict: Age Restrictions: No

Home Protection: Plan By: Builder

Assessments: \$0

Fire Protection: Included in Taxes

Range: 15.00

Road Type: Paved

Technology: Tile, Cable TV,High Speed Internet

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

Accessibility Option: Door Levers

Section: 2

Tax Code: 141-02-4180

Property Disclosures: Unknown

Road Maintenance: City

Terms: Cash,Conventional,FHA,VA

Listing Office

ListingOfficeName: Mattamy Tucson LLC

Listing Office Address: 3561 E Sunrise Dr Ste 247, Tucson, AZ 85718

Listing Office Phone: (520) 297-6850

Listing Office Url:
<http://www.mattamyhomes.com>



Amenities & Features

Interior Features: Dual Pane Windows,Energy Star Qualified,ENERGY STAR Qualified Windows,Low Emissivity Windows,Split Bedroom Plan,Walk In Closet(s)

Sewer: Connected

Primary Bathroom Features: Shower Only

Pool: Conventional: No

Laundry: Laundry Room

Main Cooling: Central Air,ENERGY STAR Qualified Equipment

Patio/Deck: Covered

Security: Prewired,Smoke Detector(s)

Water: City

Gas: Natural

Exterior Features: None

Neighborhood Feature: Basketball Court,Park,Paved Street,Pool,Rec Center,Sidewalks,Walking Trail

Fireplace Location: Other: None

Assoc Amenities: Park,Pool,Recreation Room

Fireplace: None

Main Heating: Energy Star Qualified Equipment,Forced Air,Natural Gas

Pool: None

Spa: None, None

Water Heater: Natural Gas

Guest Facilities: None

Nearby Schools

High School: Vail Dist Opt

Middle School: Rincon Vista

Elementary School: Senita Elementary

Fees and Taxes

Tax Year: 2023

Association & Fees: HOA Amt (Monthly): \$93

Assoc Fees Includes: Common Area Maint

Association & Fees: HOA Payment Frequency: Quarterly

