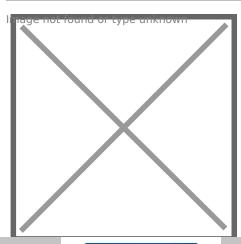


# **3247 TEHAMA CIRCLE** FLAGSTAFF AZ 86005

https://nickcosper.com

Step into timeless charm where modern living embraces rustic elegance in this 3,324 sq. ft. haven. Vaulted ceilings adorned with exposed beams and rich wood floors throughout captivate from the moment you enter. Expansive windows and glass doors bathe the grand living room in natural light, while a stone fireplace...

- \$ 2,450,000







### **CALL US NOW**

Phone: 928-225-9333 Email: mail@nickcosper.com

## **PROPERTY DETAILS**

HOA Name: Hoamco	HOA 1 Master Assoc: Yes
HOA Fees: 735.00	HOA Frequency: Quarterly
Floor Coverings: Carpet,Wood	<b>Taxes:</b> 7420.00
Roof: Asphalt Shingle, Metal	Cumulative DOM: 89
Vegetation Density: Heavily Treed	Heating/Cooling: Forced Air,Natural Gas
Interior Amenities: Fire Sprinklers, Security System, Smoke Detector	List Price/SqFt: 737.06
Contingent (PBK/ACR): Pending - Take Backup	Terrain: Sloped
Foundation: Slab	Construction: Frame-Wood
Separate Guest House: No	Sellers Option: Cash,Conventional,FHA
Possession: At COE	New Construction: No
Road Maintenance: Private	Snow Removal: HOA, Private
Roads: Paved	Transaction Type: Sale
Pending Assessments Y/N: No	<b>APN:</b> 10510039

# **FEATURES**

Exterior: Stone, Wood Siding	Garage Type: Garage Capacity: 2.00
Water Source: City Water	Vegetation: Ponderosa

- Breakfast Bar
- Dishwasher
- Disposal
- Gas Range



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- Kitchen Island
- Microwave
- Refrigerator

# **BASIC FACTS**

Property ID: 342246	Post Updated: 2024-04-20 18:02:35
MLS #: 195694	Status: Pending - Take Backup
Type: Single Family Residence	Square Feet: 3324.00 sq ft
Bedrooms: 4	Lot size: 16117.00 sq ft
Bathrooms: 4	Lot Acres: 0.37
Year built: 2016	Date added: 01/22/24
Courtesy of: The Agency RE LLC	Display on Public Websites: Y



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