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## 546 SNOWBERRY CIRCLE FLAGSTAFF AZ 86004

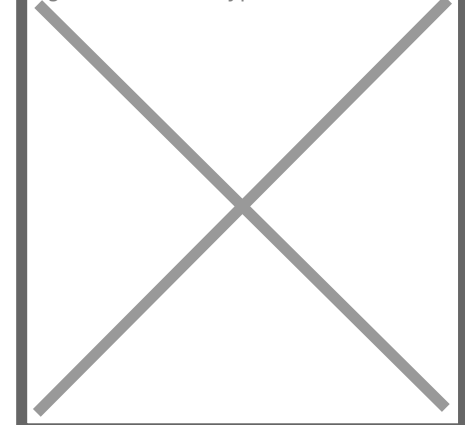
<https://nickcosper.com>

Welcome to Canyon Del Rio The Point, Flagstaff's newest community. These new Luxury Town Homes are centrally located in Flagstaff. This is a spec 3 bedroom 2.5 bathrooms with a loft and 2 car garage. Homes are built with spray foam insulation, tankless water heater, Low E dual pane windows...

\$ 770,128

- 3 beds
- 2.5 baths
- Townhome
- 307 - Canyon Del Rio
- Active

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### CALL US NOW

Phone: 928-225-9333

Email: [mail@nickcosper.com](mailto:mail@nickcosper.com)



PROPERTY DETAILS

<b>HOA Name:</b> TBD	<b>HOA 1 Master Assoc:</b> Yes
<b>HOA Fees:</b> 20.00	<b>HOA Frequency:</b> Monthly
<b>HOA 2 or POA \$:</b> 150.00	<b>Floor Coverings:</b> Carpet,Ceramic Tile
<b>Taxes:</b> 876.00	<b>Roof:</b> Asphalt Shingle
<b>Cumulative DOM:</b> 180	<b>Vegetation Density:</b> Lightly Treed
<b>Heating/Cooling:</b> Forced Air,Natural Gas,Zoned	<b>Interior Amenities:</b> Smoke Detector
<b>List Price/SqFt:</b> 361.90	<b>Unit #:</b> Lot 34
<b>Terrain:</b> Sloped	<b>Construction:</b> Frame-Wood,Spray Foam Insulation
<b>Construction Status:</b> To Be Built	<b>Separate Guest House:</b> No
<b>Sellers Option:</b> Cash,Conventional,FHA,New Construction,VA	<b>Possession:</b> At COE
<b>New Construction:</b> Yes	<b>Road Maintenance:</b> City
<b>Snow Removal:</b> City	<b>Roads:</b> Paved
<b>Zoned:</b> Res	<b>Transaction Type:</b> Sale
<b>Pending Assessments Y/N:</b> No	<b>APN:</b> 10608077

FEATURES

<b>Exterior:</b> Composite,Low VOC Paint,Stone,Wood Siding	<b>Garage Type:</b> <b>Garage Capacity:</b> 2.00
<b>Water Source:</b> City Water	<b>Vegetation:</b> Ponderosa

- Breakfast Bar



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- Dishwasher
- Disposal
- Kitchen Island
- Pantry

## BASIC FACTS

**Property ID:** 331373

**MLS #:** 195003

**Type:** Townhome

**Bedrooms:** 3

**Bathrooms:** 2.50

**Year built:** 2024

**Courtesy of:** Valley Peaks Realty

**Post Updated:** 2024-04-09 19:55:06

**Status:** Active

**Square Feet:** 2128.00 sq ft

**Lot size:** 3049.20 sq ft

**Lot Acres:** 0.07

**Date added:** 10/12/23

**Display on Public Websites:** Y



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