

NEW CONSTRUCTION IN DUNBAR SPRING NEIGHBORHOOD
1017 N Queen Ave / Tucson, AZ 85705

Southwest Urban is proud to present our first new construction residential property in the historic Dunbar Spring neighborhood. We have collaborated with Bob Lanning and Stephen Curti of Lanning Architecture to design an exquisite urban residence that will enhance and promote the community qualities we love about Dunbar.

Directions: From Speedway & Stone, south to 1st Street, west to Queen Ave, and north to address.

Location & Site

Address: 1017 N Queen Avenue, Tucson, Arizona 85705

Municipality: Tucson, Pima County

Tax code: 117-02-1640B

Zoning: R-2

No HOA

Property Characteristics

New single family residence constructed in 2017

Living area: 1,564 SF

Lot size: 6,427 SF

North porch: 412 SF

South porch: 263 SF

Parking area: 380 SF – with electric gate and shade sails

Living area: Great room

Bedrooms: 3 – 3rd bedroom has private entrance and patio for multiple use options

Bathrooms: 2 – guest bath with tub/shower & master with large walk-in shower

- Laundry: Room – front load Electrolux washer/dryer included
- Floor: Polished, scored, grouted, integral color concrete throughout
- Appliances: Electrolux stainless steel appliance suite
Slide-in convection range with canopy style exhaust hood
French door refrigerator
Integrated control dishwasher
Front load washer & dryer
- Parking: Electric gate, covered shade-sail area
- Fencing: Metal – steel & corrugated metal
- Roof: House with built-up reflective coating house, porches have classic mission tile
- HVAC: Lennox Merit Series 2.5 ton
High efficiency gas furnace & 16 SEER A/C, Digital thermostat
- Utilities: Electricity – TEP
Gas - Southwest Gas
Water, sewer, trash – City of Tucson
- Schools: TUSD (Roskrug, Mansfeld, Tucson High)
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Southwest Urban

Realty / Design / Development
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