

	6515948 Residential Rental Apartment Style/Flat Active			
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Cross Street: Hayden and Via de Ventura (Doubletree Ranch Road) **Directions:** From Hayden and Via De Ventura, Head North on Hayden to Royal Palm (traffic light) then turn Left or West, Follow to Palm Cove gated entrance (private gate code required).

Public Remarks: Your charming, fully furnished and move-in ready McCormick Ranch home eagerly awaits!! Beautifully remodeled resort style home located in a gated private lake community with heated pool, spa, and clubhouse with gyms nearby. Live in the most desirable McCormick Ranch community in Scottsdale, the most livable city, in walking distance to coffee shops, restaurants (see photos), salons, sports bars, bike and walking paths, ball parks, shopping, and entertainment. Relax after a long day on your patio facing West to enjoy Arizona's beautiful sunsets that never disappoint. Bike from your home to Tempe Town Lake to kayak or in the other direction to North Scottsdale. Walk your furry family member down the path and around the lake morning and night, as this is a dog friendly rental. Welcome home!!!

Features	Room Details	Construction & Utilities	Tax & Lease Information
Features: Fire Sprinklers; Water Softener Fireplace: No Fireplace Master Bed Size: King # Kings: 1 # Queens: 1 Garage Spaces: 1 Carport Spaces: 0 Total Covered Spaces: 1 Slab Parking Spaces: 2 Pool Features: No Pool Spa - Private: None Horses: N Property Description: East/West Exposure Landscaping: Desert Front; Desert Back Exterior Features: Balcony Community Features: Biking/Walking Path; Clubhouse/Rec Room; Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Lake Subdivision; Near Bus Stop Technology: Cable TV Avail; High Speed Internet Available	Kitchen Features: Range/Oven Elec; Disposal; Dishwasher; Refrigerator; Pantry Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room; Walk-in Shower Master Bedroom: Split Additional Bedroom: Mstr Bdr Walkin Clst Laundry: Washer Included; Dryer Included; Inside Dining Area: Dining in LR/GR; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: N Window Coverings: Blinds; Vertical Blinds Flooring: Tile; Wood	Architecture: Territorial/Santa Fe; Santa Barbara/Tuscan Building Style: Clustered Unit Style: All on One Level; Neighbor Below; End Unit Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: Built-Up Fencing: None Cooling: Refrigeration; Ceiling Fan(s) Heating: Electric Utilities: APS; SW Gas Water: City Water Sewer: Sewer - Public Services: City Services	County Code: Maricopa AN: 174-03-461 Legal Description (Abbrev): LOT 2002 PALM COVE MCR 036507 Lot Number: 2002 Town-Range-Section: 3N-4E-36 Rent Payable: Owner Possession (Rentals): Immediate Disclosures: Agency Discl Req Forms Required: AAR Lease; Credit Rprt Lister's Floor Number: 2 Rental Tax Percent: 0 Rent Includes: Dishes; Repairs Furnishings Include: Bedroom Furnishings; Dining Room Furnishings; Dishes/Cookware; Living Room Furnishings Lease Term: Minimum Lease Term (Months): 12 Lease Information: Accept Back-ups; Application Lister's; Lister Writes Lease; No Smoking Allowed Pets: Non-Assistive Animals: Yes

Deposit Information

Earnest Deposit: \$0	Security Deposit: \$0	Credit Check Amount per Adult: \$0
Earnest Dep Payable:	Addtl Move-in Fees: \$0	Application Fee: \$0
		Admin Fee: \$0
Cleaning Deposit/Fee: \$350	Pet Deposit/Fee: \$0	Pre-Paid Lst Mth Rnt: \$3,450
Fully Refundable Dep: Security Deposit	Prtl Refundable Dep: None	Non-Refundable Dep: Cleaning Deposit
HOA Y/N: Y	HOA Name: Palm Cove	HOA Fee Paid (Freq): Monthly
HOA Paid By: Landlord	HOA Telephone: 480-948-5860	

Listing Dates	Price Info	Listing Contract Info
CDOM/ADOM: 122 / 50 Status Change Date: 02/03/2023	Lease (List) Price: \$2,500	SA: N / BB: Y / \$ 300 \$ Var: Y Renewal Comp: 0 Comp For Sale: 0 Special Listing Cond: N/A

Listed by: Realty ONE Group (reog13)