

**2417 S Via Anzavita**  
Green Valley, AZ 85614



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**MLS# 22603695**



**\$359,000**

**2 Bedrooms | 2 Bathrooms | 1,636 Sqft**

A stately saguaro and a classic southwest slump block wall set the tone for the warm desert charm that defines this home. Move inside to a bright, cheerful great room where oversized offset tile, corner view windows, and sliding glass doors flood the space with natural light and frame the surrounding desert scenery. The eat-in kitchen nook is wrapped in sunshine thanks to a large plate glass window and an additional slider that opens to the patio with great mountain views. The kitchen itself shines with artistic polished countertops, white appliances, and a glass cooktop range -- the perfect blend of style and practicality. Your spacious owner's suite continues the theme of light and views, offering a peaceful retreat and an ensuite bath with dual vanities and a dedicated makeup station. Car enthusiasts and hobbyists will love the oversized 2-car garage featuring epoxy concrete floors, workshop-grade fluorescent lighting, and garage door windows that fill the space with natural light. Outdoor living is effortless here. Enjoy open-air dining or quiet mornings on the tiled, covered patio overlooking serene desert vistas. The low-maintenance landscaping means more time to relax and soak in the Southwest lifestyle. This home blends charm, comfort, and functionality properties with this combination of views, light, and thoughtful upgrades don't come



**Laurie Lundeen**  
Phone: (520) 256-4000  
EMBARC Realty  
Office: (520) 849-7315

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