

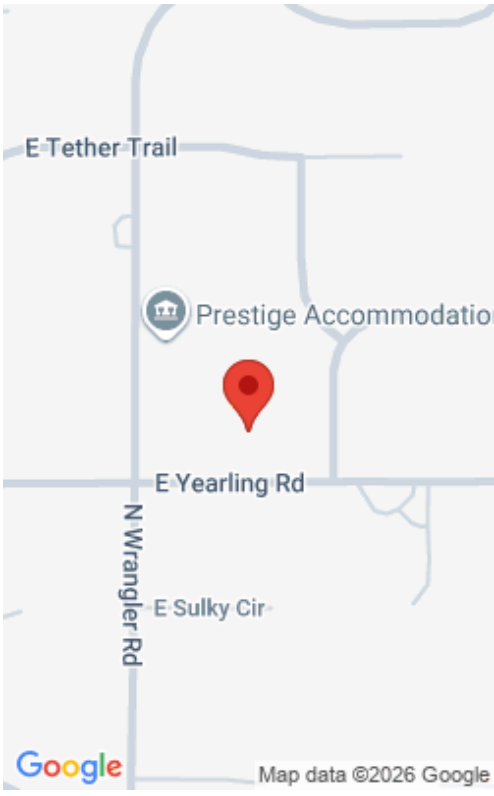

$2,230,000

# 8430 E YEARLING ROAD, SCOTTSDALE, AZ 85255

https://posterity44.com

- 5 beds
- 4 baths
- Single Family Residence
- Residential
- Active
- 4470 sq ft

Discover exceptional privacy, thoughtful design & elevated living on over 1 ACRE North/South-facing lot. The chef’s kitchen showcases a built-in wok, European-style exhaust, glass bar counter & pantry door. The versatile bonus room offers a separate exterior entrance: ideal for a home office, guest suite or private business. Major upgrades include 2021 roof, newer windows [...]



## Basics

**Category:** Residential

**Type:** Single Family Residence

**Status:** Active

**Bedrooms: 5** beds

**Bathrooms: 4** baths

**Area: 4470** sq ft

**Lot size: 47627** sq ft

**Year built:** 1994

**Subdivision Name:** HAPPY VALLEY RANCH UNIT 2

**Bathrooms Full:** 4

**Lot Size Acres: 1.09** acres

**County:** Maricopa

## Building Details

**Construction Materials:** Stucco, Wood Frame, Painted

**Sewer:** Public Sewer

**Heating:** Natural Gas

**Stories Total:** 1

**Roof:** Tile, Built-Up, Foam

## Amenities & Features

**Laundry Features:** Inside

**Pool Features:** Outdoor

**Flooring:** Tile, Wood

**Fencing:** Wrought Iron

**Parking Features:** RV Gate, Garage Door Opener, Circular Driveway, Attch'd Gar Cabinets, Side Vehicle Entry

**Fireplace Features:** Living Room

**Garage Spaces:** 3

**Water Source:** City Water

**Appliances:** Refrigerator, Built-in Microwave, Dishwasher, Disposal, Electric Cooktop

**Interior Features:** Granite Counters, Double Vanity, Master Downstairs, Eat-in Kitchen, Breakfast Bar, Kitchen Island, Pantry, Full Bth Master Bdrm, Separate Shwr & Tub, Tub with Jets

**Lot Features:** North/South Exposure, Sprinklers In Rear, Sprinklers In Front, Desert Front, Grass Back

**Window Features:** Dual Pane

**Spa Features:** Private

**Fireplaces Total:** 1

**Cooling:** Central Air, Ceiling Fan(s)

## Fees & Taxes

**Association Fee Frequency:** Annually

**Association Fee Includes:** Maintenance Grounds

## School Information

**High School District:** Paradise Valley Unified District

**High School:** Pinnacle High School

**Middle Or Junior School:** Mountain Trail Middle School

**Elementary School District:** Paradise Valley Unified District

**Elementary School:** Pinnacle Peak Preparatory

## Miscellaneous

**Cross Street:** PIMA & HAPPY VALLEY RD.

**Listing Terms:** Cash, Conventional, FHA, VA Loan

**Special Listing Conditions:** N/A

## Courtesy of

**List Office Name:** BOR Realty

