



\$ 415,000



44469 W Canyon Creek Dr, Maricopa, AZ 85139

- » Beds: 4 | Baths: 2 Full
- » MLS #: 6976554
- » Single Family | 2,207 ft<sup>2</sup> | Lot: 7,800 ft<sup>2</sup>
- » More Info: [44469WCanyonCreekDrMaricopa.IsForSale.com](https://www.zillow.com/homedetails/44469-W-Canyon-Creek-Dr-Maricopa-AZ-85139/)



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Remarks

Located in the highly desirable Cobblestone Farms community, this single-story home offers a well-designed layout with practical living spaces and everyday convenience. The spacious kitchen features ample cabinet and counter space along with newer appliances, including a 2025 dishwasher. In addition to three bedrooms, the home includes an enclosed den with doors that can function as a fourth bedroom, office, or flexible living space. Enjoy low-maintenance landscaping and a private pool, creating a relaxing backyard retreat. Additional highlights include a 3-car garage and a new water softener installed in 2025. Community amenities include a pool, splash pad, and parks, all near the northern end of Maricopa with easy Valley access.

