






MOVE-IN READY HOME

\$651,455

62103 E Copper Basin Way , Oracle, AZ 85623



MIRA • UNIT: 19/LOT: 92 • EST. COMPLETION: MAY 2026

 2,271 sq. ft.	 2 Beds
 2.5 Baths	 Den
 2-Car + Golf Cart	

**SALE PRICE:
\$651,455**

CONSTRUCTION & UTILITIES

Unit Style: One Level
Cooling: Refrigeration
Heating: Gas
Construction: Frame/stucco

HOME UPGRADES & FEATURES

Kitchen:

LG stainless steel built-in gas package includes: Convection oven, cook top, microwave, and Dishwasher Sollid Laguna HDF Frost cabinets w/42" uppers Full height tile backsplash and Quart countertops 2" Shaker crown moulding (kitchen only) Kohler Vault stainless steel sink w/ Delta pull-down faucet in Chrome

Additional Upgrades:

5' Contemporary baseboards
Upgraded carpet tile, and luxury vinyl plank flooring
Full Cabinets and Sterling Latitude Vikrell laundry sink in laundry room

Bathrooms:

Quartz countertops
Delta Trinsic Bath fixtures and accessories in Chrome
Heavy glass semi-frameless shower enclosure at Primary bath
Decorative lighting fixtures in all baths
Pedestal sink in Powder Room

HOA Fees: \$3,446.32 per year. Includes access to SaddleBrooke Ranch amenities including fitness facilities, pickleball courts, pools and more!

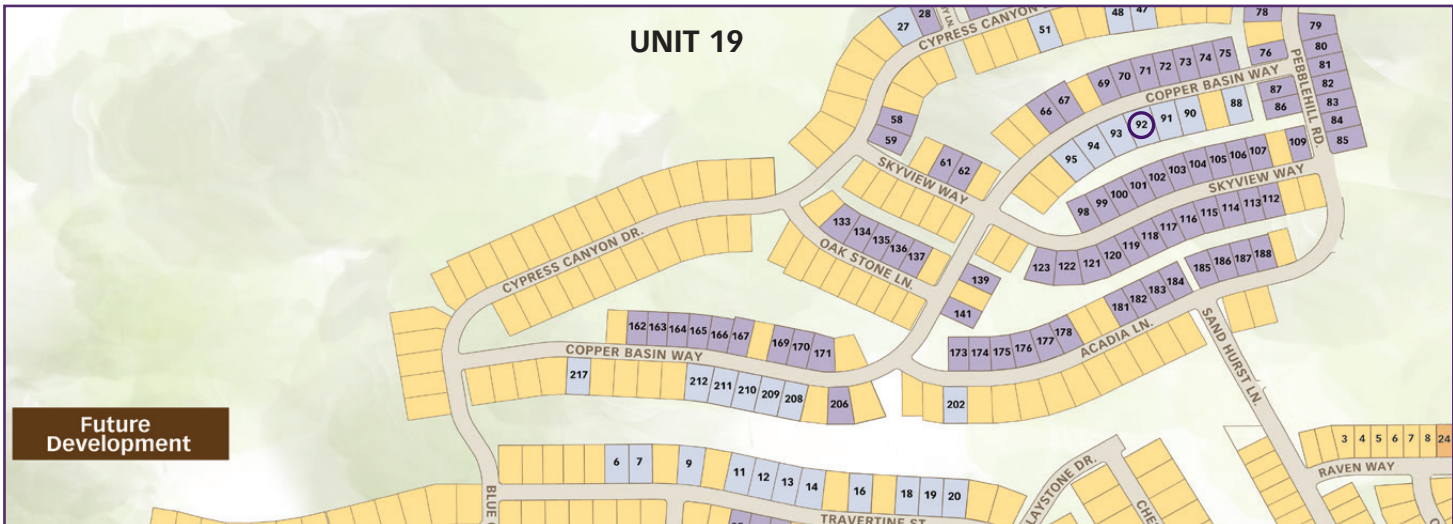
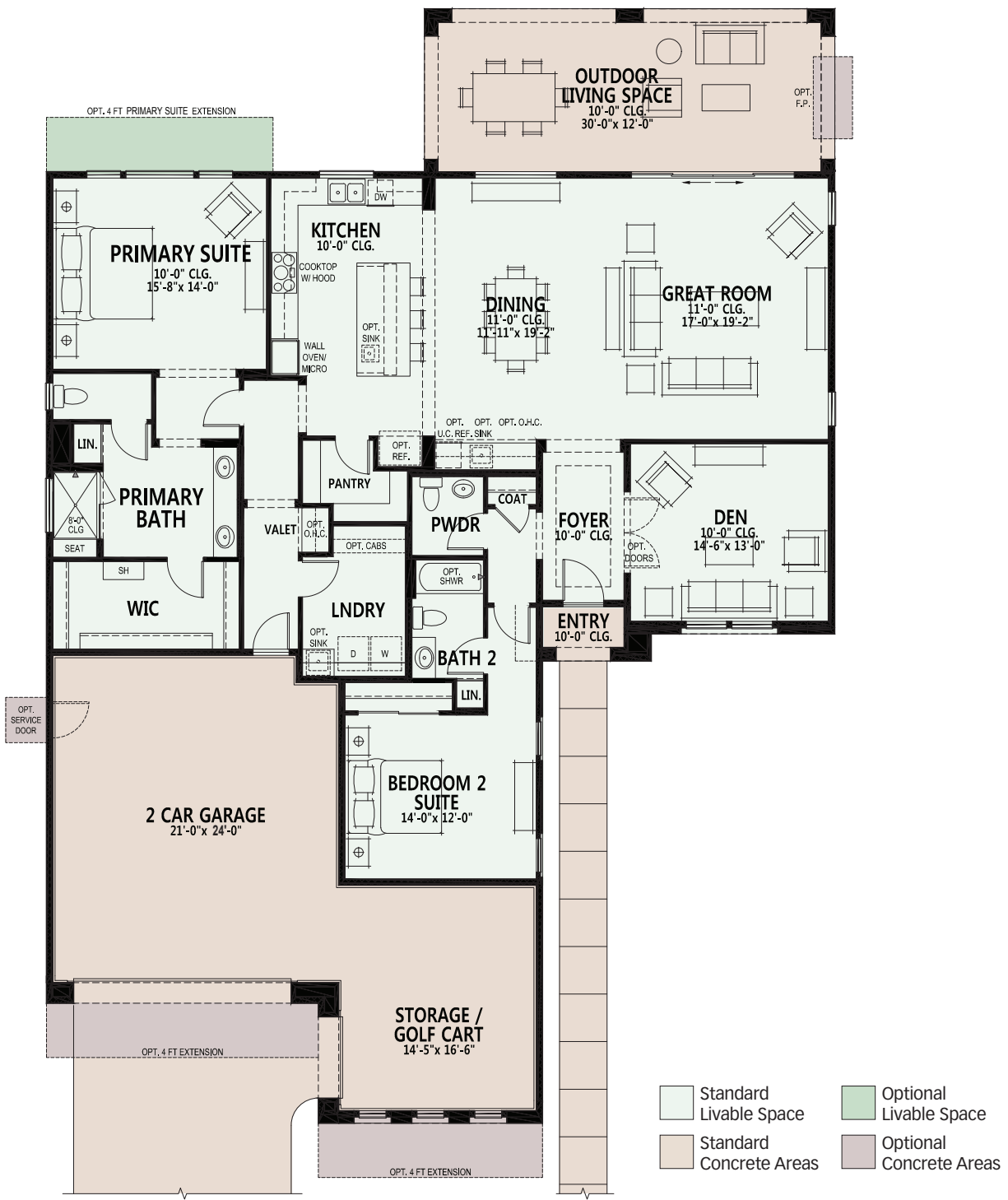


59680 East Robson Circle, Oracle, AZ 85623
Model Village Open Daily 9am - 6pm

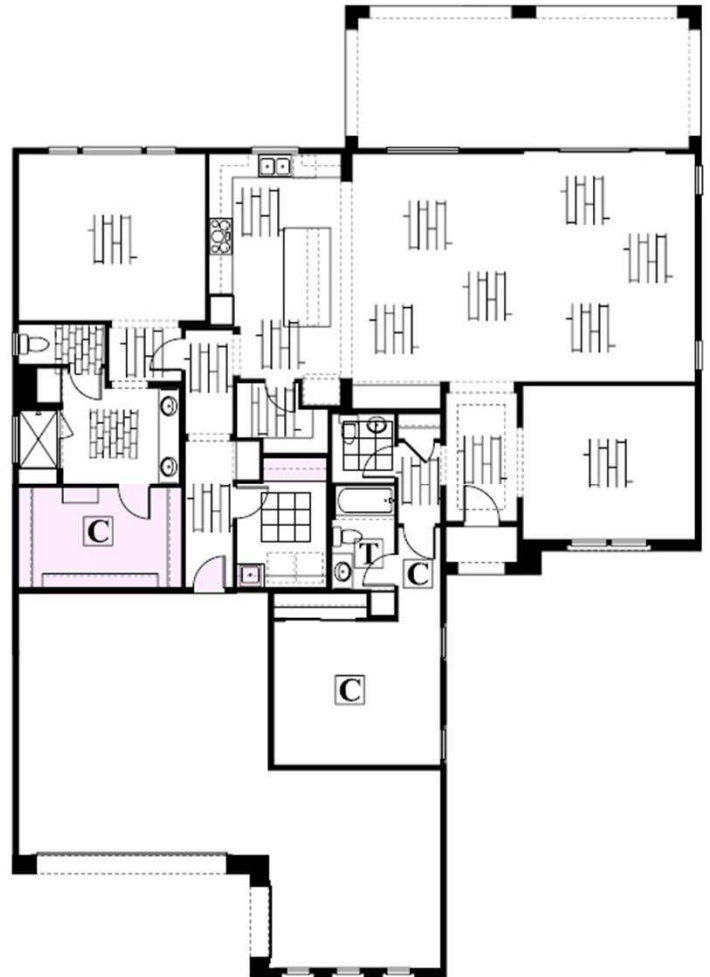
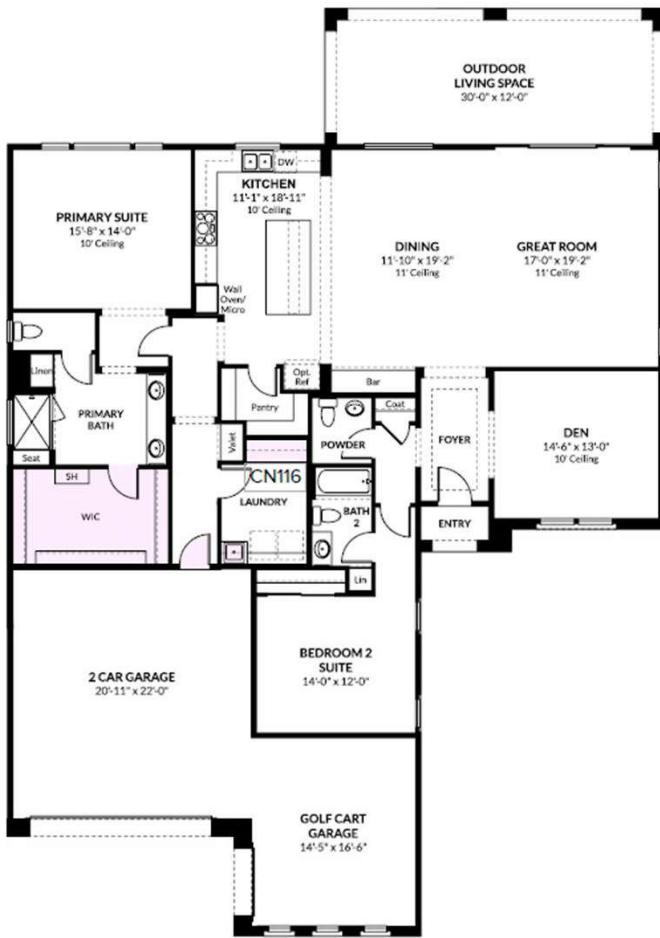
CALL FOR INFORMATION
520.818.6000
866.818.6068

We reserve the right to discontinue or change specifications at any time. Promotional materials may show features, options, upgrades or improvements that are only available at an additional cost and that are not included unless specifically provided for in the purchase contract. All dimensions and measurements, including without limitation square footages, ceiling heights and window sizes, styles and locations, are approximate and may vary per elevation and floor plan. Measurements in model homes may vary slightly without incurring any obligation or liability. Lot size is approximate and is typical for that home series within the community. Actual lot sizes and home measurements will vary. Lot size and actual position of the home on the lot will be determined by the site plan and final plot plan based upon the particular home and lot selected. Interior and/or exterior photos or illustrations of models may have been taken at other Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Community™. Many options are available and will vary per floor plan. Check with your New Home Consultant. The housing at any Robson Resort Community™ is intended for occupancy by at least one person 55 years of age or older per dwelling unit, although the occupants of a limited number of dwelling units may be younger. One person must be at least 40 years old in each unit. No one in permanent residence under 19 years of age. Homes are offered and sold by SaddleBrooke Development Company, broker for Robson Ranch Mountains, LLC, owner. Robson Ranch Arizona Construction Company, general contractor, ROC 192584. No offer for sale or lease may be made or accepted prior to buyer's receipt of an Arizona subdivision public report. A public report is available on the Arizona state real estate department's website. There are additional fees (not included in the HOA fees) for using some of the recreational facilities. The golf course, pro shop and practice facility are open to the public and will be owned by the developer or its assignees. Availability of these facilities for use by owners of interests in the development is at the pleasure of the owners of the facilities. The Ranch House Grill is currently open to the public. All photos/pictorials are artist's conception. Information is subject to change without notice. This shall not constitute an offer in any state where registration is required or in violation of law. Effective date 4/9/26. © 2025 Robson Communities®, Inc. All rights reserved.





SaddleBrooke Ranch
Move-in Ready
Lot 92 Unit 19
2271 A Mira



Luxury Vinyl Plank, Carpet, Paint, Door Hardware



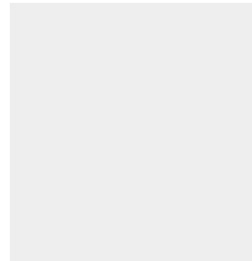
LVP: Shaw 012CT
Domain #00771
Aurora Oak



Carpet: Tuftex – HFN96
Relaxed Essence Color:
#00105 Wool Blanket



5" Contemporary Baseboards
& 2 1/4" casing



Paint (Trim, Walls & Doors):
SW 7005 Pure White

Entry Door:
Therma-Tru Full Plank-Artissa Collection
**Painted per Exterior Color Scheme*



Entry Door
Hardware:
Schlage
Century –
Matte Black

Interior Door: Birkdale 8'
Interior Single Panel Door
** Painted to Match Trim*



Interior Door
Hardware:
Schlage Latitude –
Chrome

Kitchen, Bar & Valet

Cabinets: Laguna HDF Frost

Hardware: Sutton P-635-128 Matte Black

Countertops: AZT Della Terra Quartz
Concrete Grey Honed.
3 CM Eased & Polished

Backsplash:

AZT Vetri Bianco 4x12

** Installed Stacked Horizontally*

Grout: Custom #642 Ash

Schluter Trim - Brushed Chrome

Kitchen Only



Sink: Kohler Vault Single Bowl - Stainless

Faucet: Delta Trinsic Single Handle -Chrome

Island Lighting Pendants: Downtown Urban

Newton Cone. Matte Black.

Premier ID# 7887205

**QTY 2*



Floor LVP: Shaw 012CT Domain #00771

Aurora Oak



Primary Bath



Mirror: Precision Frameworks 711-Black.
2- 30"x42"

Vanity Light: Premier Virtual Comfort Keaton
Two Light Wall Sconce - Chrome

Cabinets: Laguna HDF Frost

Hardware: Sutton P-635-128 Polished Chrome

Countertop: AZT Della Terra Quartz Pilar
3 CM Eased & Polished

Faucet: Delta Trinsic 8" Widespread Bath
Faucet
Chrome



Shower Wall Surround & Seat:
AZT Marvel Calacatta
Prestigio Polished 12x24
** Installed Vertically & Stacked*
Grout: Custom #642 Ash
Schluter Trim - Brushed Chrome

Shower Floor: AZT Marvel Calacatta
Prestigio Matte Small Hex 2-1/8 Mesh
Grout: Custom #642 Ash



Floor: AZT Intense Perle 12 x 24
**Installed offset*
Grout: Custom #643 Warm Gray



Bath 2

Mirror: Precision Frameworks 711-Black.
30"x42"

Vanity Light: Premier Virtual Comfort Keaton
Two Light Wall Sconce - Chrome

Cabinets: Laguna HDF Frost

Hardware: Sutton P-635-128 Matte Black

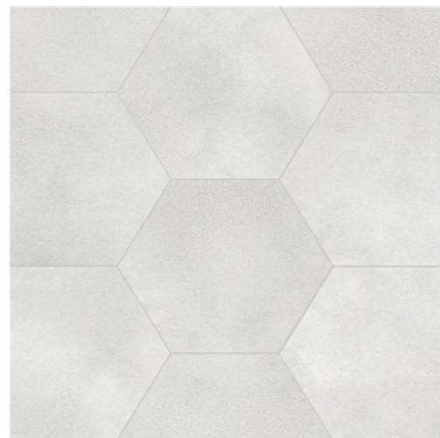
Countertop: AZT Della Terra Quartz Pilar
3 CM Eased & Polished

Faucet: Delta Trinsic 8" Widespread Bath
Faucet Chrome

Tub/Shower Surround: AZT Paloma Cotton
Glossy Bevel 4x12

** Installed Horizontally & Stacked*
Grout: Custom #640 Arctic White
Schluter Trim - Brushed Chrome

Floor: Dal Tile SB30 Scrapbook White Hex
Grout: Custom #640 Arctic White



Powder Room

Mirror: Precision Frameworks 711-Black. 24"x42"



Vanity Light: Premier Virtual Comfort Keaton Two Light Wall Sconce - Chrome

Sink: Sterling Sacramento Pedestal Sink

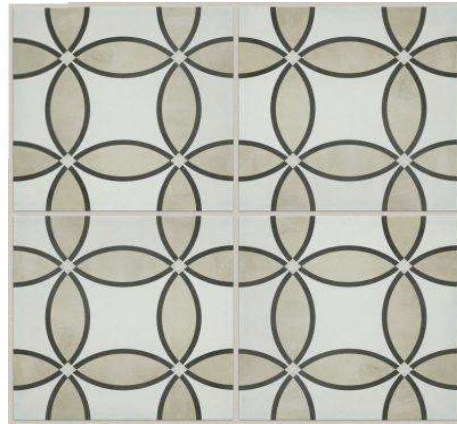


Faucet: Delta Trinsic 8" Widespread Bath Faucet Chrome

Floor Tile: Dal Tile ME26 Memoir Jewel Grey
Grout: Custom #642 Ash



Laundry



Cabinets: Laguna HDF Frost

Hardware: Sutton P-635-128 Polished Chrome

Sink: Sterling Latitude Undermount-White

Faucet: Delta Foundation Pull-out-Chrome

Countertop: DT Lucent White
3 CM Eased & Polished

Floor: Shaw Revival Isabella 195 Pearl
8 x 8. Grout: Custom #642 Ash