



**\$595,000**

**BENSON STATION, 105 E 4TH ST, BENSON,  
AZ 85602, USA**

<https://rehomes.us>

- Retail
- Commercial
- Active



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## Basics

**Category:** Commercial

**Status:** Active

**Year built:** 1952

**List Price/SqFt:** 991.67

**List Number Main:** 22416369

**Lot Dimensions:** 125x110

**Freeway/Highway:** 1.1 - 2 Miles

**Type:** Retail

**Lot size:** 13939.00 sq ft

**Days On Market:** 1

**County:** Cochise

**Municipality/Zoning:** Benson - B1

**Area:** Benson/St. David

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## Description



**Legal Description:** Pcl A Per R/S Bk 64 Pg 56 Aka Por Of Sw4 Sec 10 Com On W Lne Of S W4 Of Said Sec Lying On Nly R/W Lne Of 4th Str The S

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## Building Details

<b>Lot Features:</b> Corner Lot	<b>Roof:</b> Built-up
<b>Parking:</b> Free	<b>Construction:</b> Concrete Block
<b>Building SqFt:</b> 600.00 sq ft	<b>Construction Status:</b> Existing

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## Miscellaneous

<b>Compensation Disclaimer:</b> The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.	<b>Architectural Style:</b> Benson/St. David
<b>Special Listing Conditions:</b> None	<b>Variable Rate:</b> 3%
<b>Loan Amount:</b> \$0	<b># Of Units Total:</b> 10
<b>Landscape - Front:</b> <b>Other:</b> None	<b>Landscape - Rear:</b> <b>Other:</b> None
<b>Assessments:</b> \$0	<b>Fire Protection:</b> Included in Taxes
<b>Property Disclosures:</b> Lead Based Paint,Seller Prop Disclosure	<b>Road Type:</b> Paved
<b>Technology:</b> Cash,Conventional	<b>Terms:</b> Cash,Conventional

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## Listing Office

<b>Listing Office ShortId:</b> 5389	<b>ListingOfficeName:</b> Hartmann Commercial Real Estate LLC
<b>Listing Office Phone:</b> (520) 332-6000	<b>Listing Office Address:</b> 7459 E Broadway Blvd, Tucson, AZ 85710
<b>Listing Member ID:</b> 56126	<b>Listing Member Phone:</b> (520) 204-0627
<b>Office ID:</b> 20140724001530080734000000	

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## Units Information



**Unit Information: Retail:** Restaurant

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## Amenities & Features

**Sewer:** Connected

**Accessibility Features:** Benson/St. David

**Main Heating:** Electric

**Water:** City

**Gas:** None

**Accessibility Features:** Wide Doorways

**Main Cooling:** Central Air

**Security:** Alarm Installed

**Water Heater:** Electric

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## Fees and Taxes

**Tax Year:** 0.32

**Taxes:** \$972.08

