



1111 3 N RONQUILLO WAY, NOGALES, AZ 85621, USA

<https://rehomes.us>

\$550,000

- 3 Plex
- Multifamily
- Active

Centalized in the city of Nogales is a Tri-plex that was completely remodeled inside and out. All completely with new kitchens, bothrooms, flooring, roof, appliances, etc. 1 unit is 2bedroom, 2 bath. unit 2 is 2 bedroom 1 bath and unit 3 is a studio apartment. All units are completely occupied and great tenants!



Basics



Category: Multifamily

Status: Active

Days On Market: 3

County: Santa Cruz

Lot Acres: 0.44 acres

Lot Dimensions: TBD

Attached/Detached: Attached

Type: 3 Plex

Year built: 1971

List Price/SqFt: 270.14

List Number Main: 22417833

Municipality/Zoning: SCC - CON

View: City,Residential

Description

Legal Description: SUB PETER ANTHONY LOTS 3, 5 AND 6 OF BLK D

Rooms

Sauna Level: Nogales Unified School District #1

Kitchen Features: **Appliance Color:** Stainless

Dining Areas: Eat-In Kitchen

Extra Room: None

Kitchen Features: **Pantry:** Closet

Breakfast: None

Dining Room: None

Building Details

Lot Features: East/West Exposure

Roof: Metal

Style: Bungalow

Construction Status: Existing

Floor covering: Ceramic Tile

Construction: Brick

Fence: Slump Block

Miscellaneous



Compensation Disclaimer: The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.

Special Listing Conditions: No Insurance Claims History Report,Property Sold As-Is

Subdivision Name: Other/Unknown

Unit 2 Details: Rent: 1100

Utilities: Tenant, Tenant

Horse Property: No

Electric: Electric Company: Unisource

Driveway: Paved: Double Sink,Gas Range

Home Protection: Offered: No

Assessments: \$0

Fire Protection: Included in Taxes

Property Disclosures: Seller Prop Disclosure

Road Maintenance: Owner Maintenance

Terms: Cash,Conventional,VA Loan

Income: Vacancy Loss: 0.00

Income: Total Expenses: \$3,400

Analysis: Gross Rent Multi: 171.88

Analysis: Exp/SqFt: 1.67 sq ft

UnBranded Virtual Tour: [Tenant, Single](#)

Ownership: Investor

Co-op Fee: \$3

Landscape - Front: Other: Low Care

Direction: N

Horse Facilities: No

Landscape - Rear: Other: Low Care

Association & Fees: HOA: No

Fema Flood Zone: No

Community: None

Tax Code: 101-26-022

Road Type: Chip/Seal

Technology: Pre-Wired Sat Dish

Income: Gross Scheduled Rent: 3200.00

Income: Other Income: 0.00

Analysis: Cap Rate %: -0.04, 171.88

Analysis: Vacancy Rate %: 0.00

Analysis: Exp % of Gross: 106.25

Listing Office

Listing Office ShortId: 250401

Listing Office Phone: (520) 281-4888

Listing Office Url: <http://www.>

ListingOfficeName: Agave Premier Properties

Listing Office Address: 1821 N Mastick Way Ste3, Nogales, AZ 85621

Listing Member Phone: (520) 444-1981, 145067220

Units Information





Fees and Taxes

Tax Year: 2023

Expenses: Resident Manager: \$0

Expenses: Management: \$0

Expenses: Contract Services: \$0

Expenses: Admin Expenses: \$0

Expenses: Insurance: \$1,200

Expenses: Maintenance Supplies: \$200

Expenses: Other Expenses: \$0

Expenses: Taxes/Assessments: \$2,000

Expenses: Water/Sewer: \$0

Expenses: Figures Presented: \$0

Expenses: Captial Expenses: \$0

Expenses: Gas/Electric: \$0

Taxes: \$1,027.76

