



**\$395,000**

**1302 S SAN JACINTO DR, TUCSON, AZ 85713, USA**

<https://rehomes.us>

- 2 Plex
- Multifamily
- Active



Great Investment opportunity Or live in one and rent the other! this is a NEW CONSTRUCTION and you wont have to worry about updating, fixing, or replacing items for a long time. This duplex features a 3 bed 2 bath and a 2 bed 1 bath. Each unit comes with an open floor plan, stainless [...]

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## Basics



**Category:** Multifamily

**Status:** Active

**Days On Market:** 1

**County:** Pima

**Lot Acres:** 0.23 acres

**Lot Dimensions:** 50 x 200

**Attached/Detached:** Attached

**Type:** 2 Plex

**Year built:** 2023

**List Price/SqFt:** 39.50

**List Number Main:** 22310810

**Municipality/Zoning:** Tucson - R2

**View:** None

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## Description

**Legal Description:** See Attached

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## Rooms

**Sauna Level:** TUSD

**Kitchen Features:** **Appliance Color:** Stainless

**Dining Areas:** Dining in LR/GR

**Extra Room:** None

**Kitchen Features:** **Countertops:** Granite

**Breakfast:** None

**Dining Room:** Area

**Bathroom Features:** **Countertops/Hall:** Granite

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## Building Details

**Lot Features:** Subdivided

**Roof:** Tile

**Style:** Southwestern

**Construction Status:** Existing

**Floor covering:** Ceramic Tile

**Construction:** Frame - Stucco

**Fence:** None

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## 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 SPDS

**Subdivision Name:** Vista Del Pueblo

**Unit 2 Details: Rent:** 1250

**Utilities:** Tenant, Tenant

**Horse Property:** No

**Electric: Electric Company:** TEP

**Driveway: Paved:** Electric Range

**Home Protection: Offered:** Yes

**Assessments:** \$0

**Community:** None

**Tax Code:** 118-05-0140

**Property Disclosures:** None

**Road Maintenance:** City

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

**Income: Vacancy Loss:** 0.00

**Income: Total Expenses:** \$0

**Analysis: Gross Rent Multi:** 10.97

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

**Ownership:** Investor

**Co-op Fee:** \$3

**Landscape - Front: Other:** None

**Direction:** S

**Horse Facilities:** No

**Landscape - Rear: Other:** None

**Association & Fees: HOA:** No

**Fema Flood Zone:** No

**Section:** 22

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Technology:** Cable TV

**Income: Gross Scheduled Rent:**  
36000.00

**Income: Other Income:** 0.00

**Analysis: Cap Rate %:** 9.11, 10.97

**Analysis: Vacancy Rate %:** 0.00

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## Listing Office

**Listing Office ShortId:** 2866

**Listing Office Phone:** (520) 544-2335

**Listing Office Url:**  
<http://www.movingtotucson.com>

**ListingOfficeName:** Tierra Antigua Realty

**Listing Office Address:** 1650 E River Rd.,  
Suite 202, Tucson, AZ 85718

**Listing Member Phone:** (520) 979-2267,  
32992

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## Units Information



**Unit 1 Details: Rent:** 1750  
**Unit 1 Information: Furnished:** No  
**Unit 1 Details: SqFt:** 1100  
**Unit 1 Details: # Full Baths:** 2  
**Unit 2 Details: # Bedrooms:** 1  
**Unit 2 Details: SqFt:** 860  
**Unit 2 Information: Stories:** Single  
**Unit 2 Information: Parking:** On Property

**Unit 1 Information: Floor:** 1st  
**Unit 1 Information: Occupancy:** No  
**Unit 1 Details: # Bedrooms:** 3  
**Unit 1 Information: Parking:** Single  
**Unit 2 Details: # Full Baths:** 2  
**Unit 2 Information: Furnished:** No  
**Unit 2 Information: Floor:** No, 1st

**Amenities & Features**

**Interior Features:** Ceiling Fan(s),Dual Pane Windows, No  
**Sewer:** Connected  
**Neighborhood Feature:** None  
**Assoc Amenities:** None  
**Main Cooling:** Ceiling Fan(s),Central Air  
**Patio/Deck:** None  
**Security:** None  
**Water:** City Water  
**Window Covering:** None  
**Total Parking:** 6

**Exterior Features:** None  
**Accessibility Features:** None  
**RV Parking: Other:** None  
**Laundry:** Laundry Closet  
**Main Heating:** Heat Pump  
**Pool:** None  
**Spa:** None  
**Water Heater:** Electric  
**Gas:** None

**Nearby Schools**

**High School:** Cholla  
**Elementary School:** Tolson

**Middle School:** Maxwell K-8

**Fees and Taxes**



**Tax Year:** 2022

**Expenses: Resident Manager:** \$0

**Expenses: Management:** \$0

**Expenses: Contract Services:** \$0

**Expenses: Admin Expenses:** \$0

**Expenses: Insurance:** \$0

**Expenses: Maintenance Supplies:** \$0

**Expenses: Other Expenses:** \$0

**Expenses: Taxes/Assessments:** \$0

**Expenses: Water/Sewer:** \$0

**Expenses: Figures Presented:** \$0

**Expenses: Captial Expenses:** \$0

**Expenses: Gas/Electric:** \$0

**Taxes:** \$406.26

