



\$485,000

1825 S JEFFERSON AVE, TUCSON, AZ 85711, USA

<https://rehomes.us>

- 2 Plex
- Multifamily
- Active

Two homes on one lot! Two 2 bedroom 1 bath homes on a large lot in central Tucson. Home #1 is a quality built home constructed in 2001 Structuralengineered panels on all exterior walls providing R-36 in walls and ceilings, metal stud interior walls, built to TEP guarantee standards, certified efficient.Provides excellent sound quality. Super [...]



Basics



Category: Multifamily

Status: Active

Days On Market: 1

County: Pima

Lot Acres: 0.14 acres

Lot Dimensions: 70x81x69x82

Attached/Detached: Detached

Type: 2 Plex

Year built: 2001

List Price/SqFt: 312.10

List Number Main: 22403568

Municipality/Zoning: Tucson - R2

View: None

Description

Legal Description: Craycroft S70' of W85.72' of Lot 5 Blk 8

Rooms

Sauna Level: TUSD

Dining Areas: Breakfast Nook

Extra Room: None

Breakfast: Area

Dining Room: Area

Building Details

Lot Features: Subdivided

Roof: Shingle

Construction: Frame - Stucco

Construction Status: Existing

Floor covering: Ceramic Tile

Fence: Other: Combo

Style: Contemporary

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: None

Subdivision Name: Craycroft Add

Unit 2 Details: Rent: 1100

Utilities: Tenant, Tenant

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Dishwasher,Electric Range

Home Protection: Offered: No

Assessments: \$1,279

Community: None

Tax Code: 131-09-203B

Property Disclosures: Unknown

Road Maintenance: City

Terms: Cash,Conventional,Submit,VA Loan

Income: Vacancy Loss: 0.00

Income: Total Expenses: \$2,479

Analysis: Gross Rent Multi: 206.38

Analysis: Exp/SqFt: 1.60 sq ft

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

Ownership: Investor

Co-op Fee: \$3

Landscape - Front: Other: Desert Plantings,Flower Beds,Low Care,Natural Desert,Shrubs,Trees

Direction: S

Horse Facilities: No

Landscape - Rear: Other: Decorative Gravel,Desert Plantings,Flower Beds,Low Care

Association & Fees: HOA: No

Fema Flood Zone: No

Section: 24

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Cable TV

Income: Gross Scheduled Rent: 2350.00

Income: Other Income: 0.00

Analysis: Cap Rate %: -0.03, 206.38

Analysis: Vacancy Rate %: 0.00

Analysis: Exp % of Gross: 105.49

Listing Office

Listing Office ShortId: 5791

Listing Office Phone: (520) 275-4077

Listing Office Url:
<http://omnihomesinternational.com>

ListingOfficeName: OMNI Homes International

Listing Office Address: 1050 E River Rd No. 302, Tucson, AZ 85718

Listing Member Phone: (520) 406-0000, 13173



Units Information

Unit 1 Details: Rent: 1350
Unit 1 Information: Furnished: No
Unit 1 Details: SqFt: 870
Unit 1 Details: # Full Baths: 1
Unit 2 Details: # Bedrooms: 2
Unit 2 Details: SqFt: 684
Unit 2 Information: Stories: Single
Unit 2 Information: Parking: On Property

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

Amenities & Features

Interior Features: Dual Pane Windows, No
Sewer: Connected
Neighborhood Feature: None
Main Cooling: Central Air,Evaporative Cooling
Patio/Deck: None
RV Parking: Space Available
Spa: None
Water Heater: Electric
Gas: Natural

Exterior Features: None
Accessibility Features: None
Laundry: Laundry Closet
Main Heating: Electric
Pool: None
Security: Cameras
Water: City Water
Window Covering: Stay
Total Parking: 4

Nearby Schools

High School: Palo Verde
Elementary School: Wheeler

Middle School: Roberts (at Naylor)

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: \$0

Expenses: Other Expenses: \$0

Expenses: Taxes/Assessments: \$1,279

Expenses: Water/Sewer: \$0

Expenses: Figures Presented: \$0

Expenses: Captial Expenses: \$0

Expenses: Gas/Electric: \$0

Taxes: \$1,272.62

