



\$495,000

- Retail
- Commercial
- Active

2114 S 6TH AVE, TUCSON, AZ 85713, USA

<https://rehomes.us>



Basics

Category: Commercial

Status: Active

Year built: 1955

County: Pima

Municipality/Zoning: South Tucson - SB2A

Area: South

Type: Retail

Lot size: 0.17 sq ft

List Price/SqFt: 307.84

List Number Main: 22410065

Lot Dimensions: 52 X 149 X 51 X 149

Freeway/Highway: 1.1 - 2 Miles,Access

Description

Legal Description: From Parcel:118232840 /Home Lot 14 Blk 18



Rooms

Library Level: <http://https://www.exprealty.com>

Building Details

Lot Features: Adjacent to Alley,East/West Exposure,Subdivided **Roof:** Built-up, Rolled

Parking: Fenced Parking, Free, Paved Parking, Private Parking **Construction:** Concrete Block

Building SqFt: 1608.00 sq ft

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

Loan Amount: \$0

Restrictions: Deed

Landscape - Rear: Other: None

Fire Protection: Included in Taxes

Technology: Cash,Conventional,For Rent,Owner Carry,Seller Concessions,Submit

Income: Gross Scheduled Rent: 56400.00

Income: Other Income: 0.00

Analysis: Gross Rent Multi: 9.24

Architectural Style: South

Variable Rate: 3%

Landscape - Front: Other: Grass,Low Care

Security: Other: Doors

Assessments: \$0

Road Type: Paved

Terms: Cash,Conventional,For Rent,Owner Carry,Seller Concessions,Submit

Income: Vacancy Loss: 2820.00

Analysis: Cap Rate %: 10.80

Analysis: Vacancy Rate %: 5.00

Listing Office



Listing Office ShortId: 52964
Listing Office Phone: (888) 897-7821

Listing Office Url:
<http://https://www.exprealty.com>

Listing Member Phone: (520) 440-5263

ListingOfficeName: eXp Realty
Listing Office Address: One South Church Ave, # 1200, Tucson, AZ 85701

Listing Member ID: 5862

Office ID: 20220429212011497493000000

Units Information

Unit Information: Sport & Entertainment:
Theatre/Performing Arts

Unit Information: Retail: Free
Standing Building

Amenities & Features

Sewer: Connected

Accessibility Features: South

Main Cooling: Ceiling Fan(s),Central Air

Water: City

Gas: Natural

Accessibility Features: Entry,Wide Doorways

Features: Conference Room, Drop Ceiling, Smoke detector, Storage, Warehouse

Main Heating: Gas Pac

Water Heater: Natural Gas

Total Parking: 16

Fees and Taxes

Tax Year: 0.00

Expenses: Resident Manager: \$0

Expenses: Management: \$1,200

Expenses: Contract Services: \$1,400

Expenses: Admin Expenses: \$1,100

Expenses: Gas/Electric: \$0

Taxes: \$2,333.44

Expenses: Other Expenses: \$1,000

Expenses: Taxes/Assessments: \$2,300

Expenses: Water/Sewer: \$0

Expenses: Figures Presented: \$0

Expenses: Insurance: \$1,800

Expenses: Maintenance Supplies: \$1,200

