



\$574,000

2114 N CATALINA AVE, TUCSON, AZ 85712, USA

<https://rehomes.us>

- 2 Plex
- Multifamily
- Active



Totally renovated duplex in the heart of town. Homes fully remodel by interior designer! Not your average duplex. Both homes have private yards, new water heaters, newer AC/heat, newer appliance, stackable washer/dryers, flooring, bathrooms, kitchens, paint, & dual pane windows! 2 car carport + round driveway! Two storage units in carport. 2114 is a full [...]

Basics



Category: Multifamily

Status: Active

Days On Market: 5

County: Pima

Lot Acres: 0.18 acres

Lot Dimensions: Irregular

Attached/Detached: Attached

Type: 2 Plex

Year built: 1968

List Price/SqFt: 324.48

List Number Main: 22312578

Municipality/Zoning: Tucson - R2

View: Mountain(s)

Description

Legal Description: SIERRA VISTA S60' N156' E130' LOT 7 BLK 1

Rooms

Sauna Level: TUSD

Kitchen Features: Pantry: Cabinet

Breakfast: Bar

Dining Room: Area

Kitchen Features: Electric

Kitchen Features: Countertops: Butcher block

Kitchen Features: Appliance Color: Stainless

Dining Areas: Breakfast Bar,Eat-In Kitchen

Extra Room: None

Building Details

Lot Features: Cul-De-Sac,North/South Exposure

Roof: Rolled

Style: Ranch

Construction Status: Existing

Floor covering: Carpet, Ceramic Tile, Vinyl

Construction: Brick

Fence: Chain Link,Wood

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: Sierra Vista

Unit 2 Details: Rent: 1650

Utilities: Owner, Tenant

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Breakfast Bar,Dishwasher,Freezer,Garbage Disposal,Refrigerator

Home Protection: Offered: No

Fema Flood Zone: No

Section: 3

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Cable TV,High Speed Internet

Income: Gross Scheduled Rent: 44800.00

Income: Other Income: 0.00

Analysis: Cap Rate %: 7.30, 12.81

Analysis: Vacancy Rate %: 0.00

Analysis: Exp % of Gross: 6.48

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

Ownership: Individual

Co-op Fee: \$3

Landscape - Front: Other: Decorative Gravel,Desert Plantings,Low Care,Trees

Direction: N

Horse Facilities: No

Landscape - Rear: Other: Decorative Gravel,Low Care,Shrubs,Sprinkler/Drip,Trees

Association & Fees: HOA: No

Driveway: Circular

Assessments: \$0

Community: None

Tax Code: 122-06-0090

Property Disclosures: Insurance Claims History Report,Lead Based Paint,Seller Prop Disclosure

Road Maintenance: City

Terms: Cash,Conventional

Income: Vacancy Loss: 0.00

Income: Total Expenses: \$2,905

Analysis: Gross Rent Multi: 12.81

Analysis: Exp/SqFt: 1.64 sq ft

Listing Office

Listing Office ShortId: 286601

Listing Office Phone: (520) 290-2335

Listing Office Url:
<https://www.tierraantigua.com/>

ListingOfficeName: Tierra Antigua Realty

Listing Office Address: 7423 E Tanque Verde, Tucson, AZ 85715

Listing Member Phone: (520) 991-3864, 26775



Units Information

Unit 1 Details: Rent: 2875
Unit 1 Information: Furnished: Turnkey
Unit 1 Details: SqFt: 885
Unit 1 Details: # Full Baths: 1
Unit 2 Details: # Bedrooms: 2
Unit 2 Details: SqFt: 885
Unit 2 Information: Stories: Single
Unit 2 Information: Parking: Carport

Unit 1 Information: Floor: 1st
Unit 1 Information: Occupancy: No
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: Yes, 1st

Amenities & Features

Interior Features: Dual Pane Windows,Furnished,Smoke Detector,Storage,Walk In Closets, No
Sewer: Connected
Neighborhood Feature: None
Green Features: Bath Exhaust Out,Low E DP Windows
Main Heating: Forced Air
Pool: None
Security: None
Water: City Water
Window Covering: Stay
Total Parking: 4

Exterior Features: None
Accessibility Features: None
Laundry: Laundry Closet
Main Cooling: Central Air
Patio/Deck: Covered,Patio,Slab
RV Parking: Space Available
Spa: None
Water Heater: Natural Gas
Gas: Natural

Nearby Schools

High School: Catalina
Elementary School: Wright

Middle School: Doolen



Fees and Taxes

Tax Year: 2022

Expenses: Resident Manager: \$0

Expenses: Management: \$0

Expenses: Contract Services: \$0

Expenses: Admin Expenses: \$0

Expenses: Insurance: \$864

Expenses: Maintenance Supplies: \$250

Expenses: Other Expenses: \$0

Expenses: Taxes/Assessments: \$1,636

Expenses: Water/Sewer: \$120

Expenses: Figures Presented: \$0

Expenses: Captial Expenses: \$0

Expenses: Gas/Electric: \$35

Taxes: \$1,636.27

