



\$195,000

- 3 Plex
- Multifamily
- Active

217 1 N TERRACE AVE, NOGALES, AZ 85621, USA

<https://rehomes.us>

Exceptional opportunity to own a recently renovated triplex located on a corner lot in the heart of downtown Nogales! Each unit boasts new flooring, all new water heaters, fresh paint, walk-in showers, new cabinets/countertops, and split-system units! Each unit is separately metered for electricity! Located a block away from Sacred Heart of Jesus Parish, units [...]



Basics

Category: Multifamily

Status: Active

List Price/SqFt: 113.64

List Number Main: 22318165

Municipality/Zoning: Nogales - GC

View: Residential

Type: 3 Plex

Year built: 1910

County: Santa Cruz

Lot Acres: 0.06 acres

Lot Dimensions: Irregular

Attached/Detached: Attached





Description

Legal Description: Sub City Of Nogales Lot 25C Blk 3



Rooms

Sauna Level: Nogales Unified School District #1	Kitchen Features: Missing: Appliances
Breakfast: Eat-In	Dining Areas: Eat-In Kitchen, Formal Dining Room
Dining Room: Area, Dining Room Unit 1	Extra Room: None



Building Details

Lot Features: Corner Lot	Floor covering: Vinyl
Roof: Shingle	Construction: Concrete Block
Style: Contemporary	Fence: Block
Construction Status: Existing	



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: Other/Unknown

Unit 2 Details: Rent: 500

Utilities: Tenant, Tenant

Horse Property: No

Electric: Electric Company: Unisource

Association & Fees: HOA: No

Driveway: None

Assessments: \$0

Community: None

Tax Code: 101-43-065

Property Disclosures: Insurance Claims History Report, Seller Prop Disclosure, Unknown

Road Maintenance: City

Terms: Cash, Conventional

Income: Vacancy Loss: 0.00

Income: Total Expenses: \$2,471.95

Analysis: Gross Rent Multi: 10.83

Analysis: Exp/SqFt: 1.44 sq ft

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

Ownership: Investor

Co-op Fee: \$3

Landscape - Front: Other: Low Care

Direction: W

Horse Facilities: No

Landscape - Rear: Other: Low Care, Shrubs, Trees

Home Protection: Offered: No

Fema Flood Zone: Yes

Section: 18

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Cable TV, High Speed Internet

Income: Gross Scheduled Rent: 18000.00

Income: Other Income: 0.00

Analysis: Cap Rate %: 7.96, 10.83

Analysis: Vacancy Rate %: 0.00

Analysis: Exp % of Gross: 13.73

Listing Office

Listing Office ShortId: 498306

Listing Office Phone: (520) 207-0903

Listing Office Url: www.RealtyExAz.com

ListingOfficeName: Realty Executives Arizona Terr

Listing Office Address: 6444 E Tanque Verde Rd, Tucson, AZ 85715

Listing Member Phone: (520) 269-9421, 26397

Units Information



Unit 4 Details: # Full Baths: 1

Unit 3 Information: Furnished: No

Window Covering: None

Middle School: Wade Carpenter



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: \$371.96

Expenses: Water/Sewer: \$2,099.99

Expenses: Figures Presented: \$0

Expenses: Captial Expenses: \$0

Expenses: Gas/Electric: \$0

Taxes: \$371.96

