



\$265,000

2313 E SUNLAND VISTA, TUCSON, AZ 85713, USA

<https://rehomes.us>

- 2 Plex
- Multifamily
- Active

Great opportunity to own this fully fenced duplex with tons of landscaping potential! Large front yard, lots of parking area, and detached carport with one space for each unit. Inside Unit 2317, you'll find grey palette, a spacious living/dining room, neutral tile flooring, a kitchen with ample wood cabinets, 2 bedrooms with closets, and a [...]



Basics

Category: Multifamily

Status: Active

List Price/SqFt: 170.86

List Number Main: 22318431

Municipality/Zoning: Tucson - R2

View: None

Type: 2 Plex

Year built: 1952

County: Pima

Lot Acres: 0.27 acres

Lot Dimensions: 128x127x35x181

Attached/Detached: Attached





Description

Legal Description: Sunland Gardens Amended Lot 130



Rooms

Sauna Level: TUSD

Breakfast: None

Dining Room: None

Kitchen Features: **Appliance Color:** Other

Dining Areas: Dining in LR/GR

Extra Room: None



Building Details

Lot Features: Dividable Lot,North/South Exposure

Roof: Shingle

Style: Ranch

Construction Status: Existing

Floor covering: Ceramic Tile

Construction: Concrete Block

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: Sunland Gardens

Unit 2 Details: Rent: 1750

Utilities: Tenant, Tenant

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Double Sink

Home Protection: Offered: No

Fema Flood Zone: TBD

Section: 29

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Cable TV, High Speed Internet, Telephone

Income: Gross Scheduled Rent: 1625.00

Income: Other Income: 0.00

Analysis: Cap Rate %: 0.22, 163.08

Analysis: Vacancy Rate %: 0.00

Analysis: Exp % of Gross: 63.38

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

Ownership: Individual

Co-op Fee: \$3

Landscape - Front: Other: None

Direction: E

Horse Facilities: No

Landscape - Rear: Other: None

Association & Fees: HOA: No

Driveway: None

Assessments: \$12,244

Community: None

Tax Code: 132-11-1390

Property Disclosures: Lead Based Paint, Seller Prop Disclosure

Road Maintenance: City

Terms: Cash, Conventional, FHA Loan

Income: Vacancy Loss: 0.00

Income: Total Expenses: \$1,030

Analysis: Gross Rent Multi: 163.08

Analysis: Exp/SqFt: 0.66 sq ft

Listing Office

Listing Office ShortId: 286606

Listing Office Phone: (520) 428-3338

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

ListingOfficeName: Tierra Antigua Realty

Listing Office Address: 216 E. Congress, Tucson, AZ 85701

Listing Member Phone: (520) 609-0804, 57720

Units Information



Unit 1 Details: Rent: 1350

Unit 1 Information: Furnished: No

Unit 1 Details: SqFt: 775

Unit 1 Details: # Full Baths: 1

Unit 1 Information: Parking: Single

Unit 2 Details: # Full Baths: 1

Unit 2 Information: Furnished: No

Unit 2 Information: Floor: Yes, 1st

Unit 1 Information: Floor: 1st

Unit 1 Information: Occupancy: Yes

Unit 1 Details: # Bedrooms: 2

Unit 1 Details: # Half Baths: 1

Unit 2 Details: # Bedrooms: 2

Unit 2 Details: SqFt: 775

Unit 2 Information: Stories: Single

Unit 2 Information: Parking: Garage

Amenities & Features

Interior Features: Ceiling Fan(s), No

Sewer: Connected

Neighborhood Feature: None

Main Cooling: Ceiling Fan(s),Central Air

Patio/Deck: Covered

RV Parking: Space Available

Spa: None

Water Heater: Natural Gas

Gas: Natural

Exterior Features: None

Accessibility Features: None

Laundry: None

Main Heating: Forced Air

Pool: None

Security: None

Water: City Water

Window Covering: None

Total Parking: 2

Nearby Schools

High School: Catalina

Elementary School: Cavett

Middle School: Utterback-Magnet

Fees and Taxes



Tax Year: 2022

Expenses: Resident Manager: \$0

Expenses: Management: \$0

Expenses: Contract Services: \$0

Expenses: Admin Expenses: \$20

Expenses: Insurance: \$0

Expenses: Maintenance Supplies: \$0

Expenses: Other Expenses: \$0

Expenses: Taxes/Assessments: \$810

Expenses: Water/Sewer: \$150

Expenses: Figures Presented: \$0

Expenses: Captial Expenses: \$50

Expenses: Gas/Electric: \$0

Taxes: \$801.27

