



\$375,000

2819 N CASTRO AVE, TUCSON, AZ 85705, USA

<https://rehomes.us>

- 2 Plex
- Multifamily
- Active



If you're looking for a solid investment property this fully occupied duplex could be it. Both units were remodeled in 2021. Each side has two bedrooms and two baths. Large fenced yards, carports, dual paned windows, AC and gas heat, W/D hookups, great floor plan and tenants pay water, gas & electric.

Basics

Category: Multifamily

Status: Active

List Price/SqFt: 231.20

List Number Main: 22320327

Municipality/Zoning: Tucson - R3

View: None

Type: 2 Plex

Year built: 2002

County: Pima

Lot Acres: 0.14 acres

Lot Dimensions: IRR

Attached/Detached: Attached





Description

Legal Description: E100' of N2 of lot 8, block 26, Coronado Heights



Rooms

Sauna Level: Amphitheater	Breakfast: None
Dining Areas: Dining in LR/GR	Dining Room: None
Extra Room: None	



Building Details

Lot Features: North/South Exposure	Floor covering: Ceramic Tile
Roof: Built-up	Style: Other: Multifamily - Duplex
Construction: Frame	Fence: Wood
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: Coronado Heights

Unit 2 Details: Rent: 1225

Utilities: Tenant, Tenant

Horse Property: No

Electric: Electric Company: Tucson Electric

Driveway: Paved: Electric Range, Refrigerator

Home Protection: Offered: No

Assessments: \$1,469

Community: None

Tax Code: 107-12-204A

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

Road Maintenance: City

Terms: Cash, Conventional, FHA Loan, VA Loan

Income: Vacancy Loss: 0.05

Income: Total Expenses: \$2,951

Analysis: Gross Rent Multi: 12.89

Analysis: Exp/SqFt: 1.82 sq ft

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

Ownership: Individual

Co-op Fee: \$3

Landscape - Front: Other: None

Direction: N

Horse Facilities: No

Landscape - Rear: Other: None

Association & Fees: HOA: No

Fema Flood Zone: TBD

Section: 36

Fire Protection: Included in Taxes

Range: 13.00

Road Type: Gravel

Technology: Cable TV

Income: Gross Scheduled Rent: 29100.00

Income: Other Income: 0.00

Analysis: Cap Rate %: 6.97, 12.89

Analysis: Vacancy Rate %: 0.00

Analysis: Exp % of Gross: 10.14

Listing Office

Listing Office ShortId: 52169

Listing Office Phone: (719) 207-1321

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

ListingOfficeName: ATLAS AZ, LLC

Listing Office Address: 335 E Palm Ln,
Phoenix, AZ 85004

Listing Member Phone: (480)
828-3283, 57404

Units Information



Unit 1 Details: Rent: 1200
Unit 1 Information: Furnished: No
Unit 1 Details: SqFt: 811
Unit 1 Details: # Full Baths: 2
Unit 2 Details: # Bedrooms: 2
Unit 2 Details: SqFt: 811
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: 2
Unit 2 Information: Furnished: No
Unit 2 Information: Floor: Yes, 1st

Amenities & Features

Interior Features: No
Sewer: Connected
Neighborhood Feature: None
Laundry: None
Main Heating: Electric
Pool: None
Spa: None
Water Heater: Electric
Gas: Natural

Exterior Features: None
Accessibility Features: None
RV Parking: Other: None
Main Cooling: Heat Pump
Patio/Deck: None
Security: None
Water: City Water
Window Covering: Stay
Total Parking: 2

Nearby Schools

High School: Amphitheater
Elementary School: Nash

Middle School: La Cima

Fees and Taxes



Tax Year: 2022

Expenses: Resident Manager: \$0

Expenses: Management: \$1,382

Expenses: Contract Services: \$0

Expenses: Admin Expenses: \$0

Expenses: Insurance: \$100

Expenses: Maintenance Supplies: \$0

Expenses: Other Expenses: \$0

Expenses: Taxes/Assessments: \$1,469

Expenses: Water/Sewer: \$0

Expenses: Figures Presented: \$0

Expenses: Captial Expenses: \$0

Expenses: Gas/Electric: \$0

Taxes: \$1,469

