



\$248,000

- 2 Plex
- Multifamily
- Active

3041 E PROCTOR VISTA, TUCSON, AZ 85713, USA

<https://rehomes.us>

*** This charming duplex is now available***These single-level attached units include soft carpet in the living room, a spacious kitchen w/cabinetry space, a sizable bedroom with dual walk-in closets, and an immaculate bathroom with a tub/shower combo for all your convenience. In the backyard, you'll find two separated & gated spaces with plenty of potential [...]



Basics

Category: Multifamily

Status: Active

List Price/SqFt: 201.79

List Number Main: 22415458

Municipality/Zoning: Tucson - R1

View: Mountain(s),Residential

Type: 2 Plex

Year built: 1953

County: Pima

Lot Acres: 0.16 acres

Lot Dimensions: 58X108X69X106

Attached/Detached: Attached





Description

Legal Description: WESTERN HILLS NO 1 LOT 4 BLK 2



Rooms

Sauna Level: TUSD

Dining Areas: Eat-In Kitchen

Extra Room: None

Breakfast: Eat-In

Dining Room: Area



Building Details

Lot Features: Adjacent to Alley,Dividable Lot

Roof: Rolled

Style: Contemporary

Construction Status: Existing

Floor covering: Carpet, Vinyl

Construction: Concrete Block

Fence: Chain Link



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: Western Hills Addition NO. 1

Unit 2 Details: Rent: 900

Utilities: Tenant, Tenant

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Gas Range, Refrigerator

Home Protection: Offered: No

Fema Flood Zone: No

Section: 29

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Cable TV, High Speed Internet

Income: Gross Scheduled Rent: 1800.00

Income: Other Income: 0.00

Analysis: Cap Rate %: 0.65, 137.78

Analysis: Vacancy Rate %: 0.00

Analysis: Exp % of Gross: 10.00

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

Ownership: Investor

Co-op Fee: \$4

Landscape - Front: Other: Low Care

Direction: E

Horse Facilities: No

Landscape - Rear: Other: Low Care

Association & Fees: HOA: No

Driveway: Car(s) Pad

Assessments: \$0

Community: None

Tax Code: 132-09-0130

Property Disclosures: CC&Rs, Insurance Claims History Report

Road Maintenance: City

Terms: Cash, Conventional, FHA Loan, For Rent, VA Loan

Income: Vacancy Loss: 0.00

Income: Total Expenses: \$180

Analysis: Gross Rent Multi: 137.78

Analysis: Exp/SqFt: 0.15 sq ft

Listing Office

Listing Office ShortId: 498313

Listing Office Phone: (520) 314-3255

Listing Office Url:
www.RealtyExAz.com

ListingOfficeName: Realty Executives Arizona Territory

Listing Office Address: 1580 E Tucson Marketplace Blvd, Suite #120, Tucson, AZ 85713

Listing Member Phone: (520) 369-0426, 31251



Units Information

Unit 1 Details: Rent: 900
Unit 1 Information: Furnished: No
Unit 1 Details: SqFt: 615
Unit 1 Details: # Full Baths: 1
Unit 1 Information: Parking: Single
Unit 2 Details: # Full Baths: 1
Unit 2 Details: SqFt: 615
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: 1
Unit 1 Details: # Half Baths: 1
Unit 2 Details: # Bedrooms: 1
Unit 2 Details: # Half Baths: 1
Unit 2 Information: Furnished: No
Unit 2 Information: Floor: No, 1st

Amenities & Features

Interior Features: Dual Pane Windows,Smoke Detector,Walk In Closets
Sewer: Connected
Neighborhood Feature: None
Main Cooling: Ceiling Fan(s),Central Air
Patio/Deck: None
RV Parking: Space Available
Spa: None
Water Heater: Natural Gas
Gas: Natural

Exterior Features: Dog Run
Accessibility Features: None
Laundry: None
Main Heating: Heat Pump
Pool: None
Security: None
Water: City Water
Window Covering: Stay
Total Parking: 4

Nearby Schools

High School: Catalina
Elementary School: Cavett

Middle School: Utterback-Magnet



Fees and Taxes

Tax Year: 2023

Expenses: Resident Manager: \$0

Expenses: Management: \$0

Expenses: Contract Services: \$0

Expenses: Admin Expenses: \$180

Expenses: Insurance: \$0

Expenses: Maintenance Supplies: \$0

Expenses: Other Expenses: \$0

Expenses: Taxes/Assessments: \$0

Expenses: Water/Sewer: \$0

Expenses: Figures Presented: \$0

Expenses: Captial Expenses: \$0

Expenses: Gas/Electric: \$0

Taxes: \$644.82

