



**\$350,000**

**3355 E MOSSMAN RD, TUCSON, AZ 85706, USA**

<https://rehomes.us>

- Mobile Home/RV Park
- Commercial
- Active



## Basics

**Category:** Commercial

**Status:** Active

**Year built:** 1972

**County:** Pima

**Municipality/Zoning:** Pima County - MU

**Area:** South

**Type:** Mobile Home/RV Park

**Lot size:** 45241.00 sq ft

**Days On Market:** 3

**List Number Main:** 22402718

**Lot Dimensions:** Irregular

**Freeway/Highway:** 1.1 - 2 Miles, 2.1 - 5 Mile

## Description

**Legal Description:** LOS RANCHITOS NO 8 W150' OF LOT 352



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## Rooms

**Library Level:** <http://www.excaliburrealestate.com>

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## Building Details

**Roof: Other:** Multiple

**Fence:** Chain Link

**Construction Status:** Existing

**Construction:** Other

**Building SqFt:** 0.00 sq ft

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## Miscellaneous

**Compensation Disclaimer:** The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed.

**Ownership:** Investor

**# Of Units Total:** 13

**Assessments:** \$0

**Property Disclosures:** Lead Based Paint,Leases

**Technology:** Cash

**Income: Gross Scheduled Rent:** 71940.00

**Analysis: Cap Rate %:** 10.75

**Architectural Style:** South

**Variable Rate:** 3%

**Landscape - Front: Other:** Low Care,Trees

**Fire Protection:** Subscription

**Road Type:** Chip/Seal,Gravel

**Terms:** Cash

**Income: Vacancy Loss:** 3597.00

**Analysis: Vacancy Rate %:** 5.00

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## Listing Office

**Listing Office ShortId:** 453501

**Listing Office Phone:** (520) 461-1255

**Listing Office Url:**  
<http://www.excaliburrealestate.com>

**Listing Member Phone:** (520) 907-0030

**ListingOfficeName:** RE/MAX Excalibur Realty

**Listing Office Address:** 6640 N. Oracle  
#110, Tucson, AZ 85704

**Listing Member ID:** 4523

**Office ID:** 20100127072918900592000000





# Units Information

**Unit Information:** **Mobile Home/RV Park:** Mobile Home Park



# Amenities & Features

**Sewer:** Connected

**Accessibility Features:** South

**Water:** City



# Fees and Taxes

**Tax Year:** 1.04

**Expenses:** **Other Expenses:** \$30,705

**Taxes:** \$2,121.07

