



\$1,500,000

703 N RICHEY BLVD, TUCSON, AZ 85716, USA

<https://rehomes.us>

- 3 Plex
- Multifamily
- Active

Looking for a centrally located impeccably remodeled tri-plex? Look no further! This property features two spacious three bedroom, two bath units and a cozy one bedroom, one bath unit. Quartz countertops, ceramic tile flooring throughout and each unit offers stainless steel appliances. This Tri-Plex is sure to impress! Oh and don't forget the pool for [...]



Basics



Category: Multifamily

Status: Active

Days On Market: 1

County: Pima

Lot Acres: 0.28 acres

Lot Dimensions: 86x148x85x148

Attached/Detached: Attached

Type: 3 Plex

Year built: 1958

List Price/SqFt: 388.00

List Number Main: 22318965

Municipality/Zoning: Tucson - R2

View: Residential

Description

Legal Description: CONQUISTADOR HEIGHTS S80' LOT 4 BLK 2

Rooms

Sauna Level: TUSD

Kitchen Features: **Appliance Color:** Stainless

Dining Areas: Eat-In Kitchen

Extra Room: Storage

Kitchen Features: **Countertops:** Quartz

Breakfast: Area

Dining Room: Area

Bathroom Features: **Countertops/Hall:** Quartz, Quartz

Building Details

Lot Features: Corner Lot

Roof: Rolled

Construction: Stucco Finish

Fence: Block,Shared Fence

Floor covering: Ceramic Tile

Fence: **Other:** metal

Style: Modern

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: Conquistador Heights Addition

Unit 2 Details: Rent: 2400

Utilities: Owner, Tenant

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Dishwasher, Double Sink, Electric Range, Island, Refrigerator

Home Protection: Offered: No

Assessments: \$0

Community: None

Tax Code: 125-11-0200

Property Disclosures: Insurance Claims History Report, Lead Based Paint, Seller Prop Disclosure

Road Maintenance: City

Terms: Cash, Conventional

Income: Vacancy Loss: 0.00

Income: Total Expenses: \$15,212.51

Analysis: Gross Rent Multi: 14.29

Analysis: Exp/SqFt: 3.93 sq ft

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

Ownership: Investor

Co-op Fee: \$2

Landscape - Front: Other: Decorative Gravel, Desert Plantings

Direction: E

Horse Facilities: No

Landscape - Rear: Other: pavers, Decorative Gravel, Desert Plantings

Association & Fees: HOA: No

Fema Flood Zone: No

Section: 9

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Alarm System

Income: Gross Scheduled Rent: 105000.00

Income: Other Income: 0.00

Analysis: Cap Rate %: 5.99, 14.29

Analysis: Vacancy Rate %: 0.00

Analysis: Exp % of Gross: 14.49

Listing Office

Listing Office ShortId: 5169

Listing Office Phone: (520) 505-3000

Listing Member Phone: (520) 780-9607, 30591

ListingOfficeName: Homesmart Advantage Group

Listing Office Address: 5425 N. Oracle Road, Suite 135, Tucson, AZ 85704



Units Information

Unit 1 Details: Rent: 5000	Unit 1 Information: Floor: 1st
Unit 1 Information: Furnished: Yes	Unit 1 Information: Occupancy: Yes
Unit 1 Details: SqFt: 1550	Unit 1 Details: # Bedrooms: 3
Unit 1 Details: # Full Baths: 2	Unit 1 Information: Parking: Single
Unit 2 Details: # Bedrooms: 3	Unit 2 Details: # Full Baths: 2
Unit 2 Details: SqFt: 1550	Unit 2 Information: Furnished: No
Unit 2 Information: Stories: Single	Unit 2 Information: Floor: Yes, 1st
Unit 2 Information: Parking: Carport, Carport	Unit 3 Information: Monthly Rent: 1350
Unit 3 Details: SqFt: 766	Unit 3 Details: # Bedrooms: 1
Unit 3 Information: Stories: Single	Unit 3 Information: Occupancy: Yes
Unit 3 Information: Furnished: Partially	Unit 4 Details: # Full Baths: 1

Amenities & Features

Interior Features: Ceiling Fan(s), No	Exterior Features: Courtyard,Shed
Sewer: Connected	Accessibility Features: Door Levers
Neighborhood Feature: Paved Street	Laundry: Dryer Included,Outside,Washer Included
Main Cooling: Central Air	Main Heating: Forced Air,Natural Gas
Patio/Deck: Covered,Patio,Paver	Pool: Community
RV Parking: Space Available	Security: Alarm Installed,Security Lights
Spa: None	Water: City Water
Water Heater: Natural Gas	Window Covering: Stay
Gas: Natural	Total Parking: 4

Nearby Schools

High School: Tucson	Middle School: Mansfeld
Elementary School: Howell	



Fees and Taxes

Tax Year: 2022	
Expenses: Resident Manager: \$0	Expenses: Other Expenses: \$0
Expenses: Management: \$0	Expenses: Taxes/Assessments: \$2,552.51
Expenses: Contract Services: \$0	Expenses: Water/Sewer: \$2,400
Expenses: Admin Expenses: \$0	Expenses: Figures Presented: \$0
Expenses: Insurance: \$4,020	Expenses: Captial Expenses: \$0
Expenses: Maintenance Supplies: \$0	Expenses: Gas/Electric: \$6,240
	Taxes: \$2,552.51

