



\$495,000

3914 S 5TH AVE, TUCSON, AZ 85714, USA

<https://rehomes.us>

3 BR 2 BATH HOUSE 2 BR 1 BATH UNIT AND 2 STORY WITH 4BR 2.5 BATH UNIT ALL REMODELED IN 2017 AND 2018. UPDATED AGAIN IN 2021. 3144 SQFT OF LIVING SPACE PLUS 996 SQFT STORAGE UNIT WITH POSSIBLE ABILITY TO ADD SQUARE FOOTAGE TO UNITS B AND C. COMES WITH ARLO SECURITY CAMERAS. [...]

- 3 Plex
- Multifamily
- Active



Basics



Category: Multifamily

Status: Active

Days On Market: 1

County: Pima

Lot Acres: 0.15 acres

Lot Dimensions: 52X129

Attached/Detached: Detached

Type: 3 Plex

Year built: 1942

List Price/SqFt: 119.57

List Number Main: 22416430

Municipality/Zoning: Tucson - R3

View: Mountain(s),Sunset

Description

Legal Description: AMENDED GOVERNMENT HEIGHTS NO 2LOT 9 BLK 6

Rooms

Sauna Level: TUSD

Kitchen Features: **Pantry:** Closet

Dining Areas: Dining in LR/GR,Eat-In Kitchen

Extra Room: Exercise Room,Storage,Workshop

Bathroom Features: **Countertops/Hall:** GRANITE

Kitchen Features: **Countertops:** TILE

Breakfast: Area

Dining Room: Area

Kitchen Features: GAS

Building Details

Lot Features: East/West Exposure,Subdivided

Roof: Built-Up - Reflect

Construction: Frame - Stucco,Masonry Stucco

Fence: Wood

Floor covering: Ceramic Tile

Fence: **Other:** METAL

Style: Pueblo

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: Property Sold As-Is

Subdivision Name: Government Heights Amend.

Unit 2 Details: Rent: 1050

Utilities: Owner, Tenant

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Dishwasher, Double Sink, Garbage Disposal, Gas Range, Island, Refrigerator

Home Protection: Offered: No

Assessments: \$0

Community: None

Tax Code: 120-06-0740

Property Disclosures: Lead Based Paint

Road Maintenance: City

Terms: Cash, Conventional, FHA Loan, Submit, VA Loan

Income: Vacancy Loss: 1000.00

Income: Total Expenses: \$8,857

Analysis: Gross Rent Multi: 10.95

Analysis: Exp/SqFt: 2.14 sq ft

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

Ownership: Individual

Co-op Fee: \$3

Landscape - Front: Other:
Decorative Gravel

Direction: S

Horse Facilities: No

Landscape - Rear: Other:
Decorative Gravel

Association & Fees: HOA: No

Fema Flood Zone: No

Section: 36

Fire Protection: Included in Taxes

Range: 13.00

Road Type: Paved

Technology: High Speed Internet

Income: Gross Scheduled Rent:
46200.00

Income: Other Income: 0.00

Analysis: Cap Rate %: 7.34, 10.95

Analysis: Vacancy Rate %: 2.16

Analysis: Exp % of Gross: 19.60

Listing Office

Listing Office ShortId: 4117

Listing Office Phone: (520) 360-2400

Listing Office Url:
<http://www.maxhomesusa.com>

ListingOfficeName: Maxam Realty Advisors

Listing Office Address: 6080 W. Sandy
Oasis Pl, Tucson, AZ 85742

Listing Member Phone: (520) 360-2400,
1902



Units Information

Unit 1 Details: Rent: 1350	Unit 1 Information: Floor: 1st
Unit 1 Information: Furnished: No	Unit 1 Information: Occupancy: Yes
Unit 1 Details: SqFt: 1036	Unit 1 Details: # Bedrooms: 3
Unit 1 Details: # Full Baths: 2	Unit 1 Information: Parking: Single
Unit 2 Details: # Bedrooms: 2	Unit 2 Details: # Full Baths: 1
Unit 2 Details: SqFt: 600	Unit 2 Information: Furnished: No
Unit 2 Information: Stories: Single	Unit 2 Information: Floor: Yes, 1st
Unit 2 Information: Parking: On Property, On Property	Unit 3 Information: Monthly Rent: 1450
Unit 3 Details: SqFt: 1508	Unit 3 Details: # Bedrooms: 4
Unit 3 Details: # Half Baths: 1	Unit 3 Information: Stories: Two
Unit 3 Information: Floor: 1st	Unit 3 Information: Occupancy: Yes
Unit 3 Information: Furnished: No	Unit 4 Details: # Full Baths: 2

Amenities & Features

Interior Features: Cathedral Ceilings,Dual Pane Windows,Smoke Detector,Walk In Closets, Yes	Exterior Features: Shed,Workshop
Sewer: Connected	Accessibility Features: Entry
Neighborhood Feature: Lighted,Paved Street,Street Lights	RV Parking: Other: NONE
Assoc Amenities: None	Laundry: Laundry Room
Green Features: Tankless Water Htr	Main Cooling: Central Air,Heat Pump
Main Heating: Heat Pump	Patio/Deck: Covered,Slab
Pool: None	Security: Cameras,Security Lights
Spa: None	Water: City Water
Water Heater: Natural Gas	Window Covering: Some
Gas: Natural	Total Parking: 6

Nearby Schools



Fees and Taxes

Tax Year: 2023	Expenses: Other Expenses: \$0
Expenses: Resident Manager: \$0	Expenses: Taxes/Assessments: \$807
Expenses: Management: \$0	Expenses: Water/Sewer: \$1,800
Expenses: Contract Services: \$0	Expenses: Figures Presented: \$0
Expenses: Admin Expenses: \$0	Expenses: Captial Expenses: \$0
Expenses: Insurance: \$750	Expenses: Gas/Electric: \$4,500
Expenses: Maintenance Supplies: \$1,000	Taxes: \$807

