



\$565,000

5204 E BELLEVUE ST, TUCSON, AZ 85712, USA

<https://rehomes.us>

- 4 Plex
- Multifamily
- Active



Exceptional fully rented multi-family property located in central Tucson is a great opportunity for investors or those looking to enter the real estate market. All new HVAC in 2023, many new dual pane windows & a great location close to shopping, restaurants, parks, entertainment & quick commutes to downtown Tucson, the U of A, & [...]

Basics



Category: Multifamily

Status: Active

Days On Market: 1

County: Pima

Lot Acres: 0.22 acres

Lot Dimensions: 153x63 appr

Attached/Detached: Detached

Type: 4 Plex

Year built: 1974

List Price/SqFt: 194.96

List Number Main: 22324773

Municipality/Zoning: Tucson - R3

View: Residential

Description

Legal Description: AVONDALE N150' OF W2 OF LOT 6 BLK 3

Rooms

Sauna Level: TUSD

Dining Areas: Eat-In Kitchen

Extra Room: None

Breakfast: None

Dining Room: None

Building Details

Lot Features: Corner Lot,Subdivided

Roof: Built-up, Shingle

Style: Ranch

Construction Status: Existing

Floor covering: Carpet, Ceramic Tile

Construction: Burnt Adobe

Fence: Wood

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: Avondale

Unit 2 Details: Rent: 1100

Utilities: Owner, Tenant

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Gas Range

Home Protection: Offered: No

Fema Flood Zone: No

Section: 2

Attribution Contact: 520-977-4770

Tax Code: 121-12-0480

Property Disclosures: Military Airport
Vct,Unknown

Road Maintenance: City

Terms: Cash,Conventional

Income: Vacancy Loss: 0.00

Income: Total Expenses: \$11,573.50

Analysis: Gross Rent Multi: 9.68

Analysis: Exp/SqFt: 3.99 sq ft

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

Ownership: Investor

Co-op Fee: \$3

Landscape - Front: Other: Grass

Direction: E

Horse Facilities: No

Landscape - Rear: Other: Grass

Association & Fees: HOA: No

Driveway: None

Assessments: \$0

Community: None

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Cable TV

Income: Gross Scheduled Rent:
58368.00

Income: Other Income: 0.00

Analysis: Cap Rate %: 8.28, 9.68

Analysis: Vacancy Rate %: 0.00

Analysis: Exp % of Gross: 19.83

Listing Office

Listing Office ShortId: 52896

Listing Office Phone: (520) 918-2400

Listing Member Phone: (520) 977-4770,
9105

ListingOfficeName: Long Realty Company

Listing Office Address: 1880 E River Road, Suite
120, Tucson, AZ 85718

Units Information



Unit 1 Details: Rent: 1315
Unit 1 Information: Furnished: No
Unit 1 Details: SqFt: 682
Unit 1 Details: # Full Baths: 1
Unit 2 Details: # Bedrooms: 2
Unit 2 Details: SqFt: 682
Unit 2 Information: Stories: Single
Unit 2 Information: Parking: On Property, On Property
Unit 3 Details: SqFt: 884
Unit 3 Information: Stories: Single
Unit 3 Information: Occupancy: Yes
Unit 4 Details: Rent: 1524
Unit 4 Details: # Full Baths: 1, 1
Unit 4 Information: Occupancy: Yes
Unit 4 Information: Floor: 1st
Unit 4 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: 1
Unit 2 Information: Furnished: No
Unit 2 Information: Floor: Yes, 1st
Unit 3 Information: Monthly Rent: 925

Unit 3 Details: # Bedrooms: 1
Unit 3 Information: Floor: 1st
Unit 3 Information: Furnished: No
Unit 4 Details: SqFt: 650
Unit 4 Details: # Bedrooms: 2
Unit 4 Information: Stories: Single
Unit 4 Information: Furnished: Yes

Amenities & Features

Interior Features: Ceiling Fan(s), No
Sewer: Connected
Neighborhood Feature: None
Laundry: Outside
Main Heating: Natural Gas
Pool: None
Spa: None
Water Heater: Natural Gas
Gas: Natural

Exterior Features: None
Accessibility Features: None
RV Parking: Other: None
Main Cooling: Central Air
Patio/Deck: None
Security: None
Water: City Water
Window Covering: Stay
Total Parking: 6

Nearby Schools



High School: Catalina
Elementary School: Whitmore

Middle School: Doolen

Fees and Taxes

Tax Year: 2023
Expenses: Resident Manager: \$0
Expenses: Management: \$0
Expenses: Contract Services: \$0
Expenses: Admin Expenses: \$0
Expenses: Insurance: \$4,049
Expenses: Maintenance Supplies: \$0

Expenses: Other Expenses: \$0
Expenses: Taxes/Assessments: \$3,204.50
Expenses: Water/Sewer: \$1,920
Expenses: Figures Presented: \$0
Expenses: Captial Expenses: \$0
Expenses: Gas/Electric: \$2,400
Taxes: \$3,204.50

