



\$475,000

5205 S 17TH AVE, TUCSON, AZ 85706, USA

<https://rehomes.us>

Updated and nice solid slump construction with 2 large bedrooms and 1 bathroom. AC and patio in each unit. This Triplex has 2 two parking spaces for each unit and electrical panel, gas and water separate for each unit. Has a 10×10 Tuff shed included with sale. The monthly rent is low according to another comparables. Close to schools, restaurants, [...]

- 3 Plex
- Multifamily
- Active



Basics



Category: Multifamily

Status: Active

Days On Market: 4

County: Pima

Lot Acres: 0.23 acres

Lot Dimensions: 119x58x134x73

Attached/Detached: Attached

Type: 3 Plex

Year built: 1988

List Price/SqFt: 194.91

List Number Main: 22402930

Municipality/Zoning: Tucson - R2

View: Residential

Description

Legal Description: National City No. 9 Lot 17 Blk 101

Rooms

Sauna Level: Sunnyside

Breakfast: None

Dining Room: Area

Kitchen Features: **Countertops:** granite

Dining Areas: Eat-In Kitchen

Extra Room: None

Building Details

Lot Features: Corner Lot,East/West Exposure

Floor covering: Ceramic Tile

Style: Ranch

Construction Status: Existing

Roof: **Other:** Flat

Construction: Slump Block

Fence: Block

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: National City NO. 9

Unit 2 Details: Rent: 950

Utilities: Tenant, Tenant

Horse Property: No

Electric: Electric Company: TEP

Driveway: Paved: Gas Range, Refrigerator

Home Protection: Offered: No

Assessments: \$0

Community: None

Tax Code: 137-05-4050

Property Disclosures: Insurance Claims History Report, Public Airport Vcty, Seller Prop Disclosure

Road Maintenance: City

Terms: Cash, Conventional, FHA Loan

Income: Vacancy Loss: 0.00

Income: Total Expenses: \$4,105.08

Analysis: Gross Rent Multi: 13.89

Analysis: Exp/SqFt: 1.68 sq ft

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

Ownership: Individual

Co-op Fee: \$3

Landscape - Front: Other: Natural Desert

Direction: S

Horse Facilities: No

Landscape - Rear: Other: Natural Desert

Association & Fees: HOA: No

Fema Flood Zone: No

Section: 2

Fire Protection: Included in Taxes

Range: 13.00

Road Type: Paved

Technology: Cable TV

Income: Gross Scheduled Rent: 34200.00

Income: Other Income: 0.00

Analysis: Cap Rate %: 6.34, 13.89

Analysis: Vacancy Rate %: 0.00

Analysis: Exp % of Gross: 12.00

Listing Office

Listing Office ShortId: 51196

Listing Office Phone: (520) 240-1977

Listing Member Phone: (520) 982-0077, 15531

ListingOfficeName: Shibboleth Investments L.L.C.

Listing Office Address: 1690 N. Stone No. 106, Tucson, AZ 85705



Units Information

| | |
|--|--|
| Unit 1 Details: Rent: 950 | Unit 1 Information: Floor: 1st |
| Unit 1 Information: Furnished: No | Unit 1 Information: Occupancy: Yes |
| Unit 1 Details: SqFt: 812 | Unit 1 Details: # Bedrooms: 2 |
| Unit 1 Details: # Full Baths: 1 | Unit 1 Information: Parking: Single |
| Unit 2 Details: # Bedrooms: 2 | Unit 2 Details: # Full Baths: 1 |
| Unit 2 Details: SqFt: 812 | 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: 950 |
| Unit 3 Details: SqFt: 812 | Unit 3 Details: # Bedrooms: 2 |
| Unit 3 Information: Stories: Single | Unit 3 Information: Floor: 1st |
| Unit 3 Information: Occupancy: Yes | Unit 3 Information: Furnished: No |
| Unit 4 Details: # Full Baths: 1 | |

Amenities & Features

| | |
|---|-------------------------------------|
| Interior Features: Ceiling Fan(s),Dual Pane Windows,Skylights,Smoke Detector, No | Exterior Features: None |
| Sewer: Connected | Accessibility Features: None |
| Neighborhood Feature: Paved Street,Street Lights | Assoc Amenities: None |
| Laundry: Laundry Closet | Main Cooling: Central Air |
| Main Heating: Gas Pac | Patio/Deck: Patio |
| Pool: None | RV Parking: Space Available |
| Security: Security Lights | Spa: None |
| Water: City Water | Water Heater: Natural Gas |
| Window Covering: Stay | Gas: Natural |
| Total Parking: 8 | |

Nearby Schools



High School: Sunnyside
Elementary School: Drexel

Middle School: Apollo

Fees and Taxes

Tax Year: 2023
Expenses: Resident Manager: \$0
Expenses: Management: \$0
Expenses: Contract Services: \$0
Expenses: Admin Expenses: \$0
Expenses: Insurance: \$850
Expenses: Maintenance Supplies: \$700

Expenses: Other Expenses: \$1,200
Expenses: Taxes/Assessments: \$1,355.08
Expenses: Water/Sewer: \$0
Expenses: Figures Presented: \$0
Expenses: Captial Expenses: \$0
Expenses: Gas/Electric: \$0
Taxes: \$1,355.08

