



\$699,000

- 4 Plex
- Multifamily
- Active

5636 E 26TH ST, TUCSON, AZ 85711, USA

<https://rehomes.us>

Beautiful well maintained 4 unit property with gated entry. One 3 bdrm/2 bath 1,207 sq. ft house built in 1957. One 2 bd/2ba house built in 2001, One 1779 sq. ft. duplex built in 2001. Perfect property for owner/occupant. Individual washer dryer hook-ups/ private yards/ stained concrete floors w/carpet in the bedrooms, newer dishwashers. HVAC [...]



Basics



Category: Multifamily

Status: Active

Days On Market: 1

County: Pima

Lot Acres: 0.43 acres

Lot Dimensions: 82'X234'x81'x235'

Attached/Detached: Attached

Type: 4 Plex

Year built: 2001

List Price/SqFt: 179.18

List Number Main: 22324853

Municipality/Zoning: Tucson - R2

View: Residential

Description

Legal Description: From Parcel 001010010/Craycroft W2 of Lot 2 Blk 7 & Craycroft N 16' W2 Lot 8 Blk 7

Rooms

Sauna Level: TUSD

Kitchen Features: Appliance Color: Other

Dining Areas: Dining in LR/GR

Extra Room: Hookups

Kitchen Features: Countertops: Formica

Breakfast: Area

Dining Room: Area

Bathroom Features: Countertops/Hall: Formica, Formica

Building Details

Lot Features: North/South Exposure

Roof: Shingle

Style: Southwestern

Construction Status: Existing

Floor covering: Carpet, Concrete

Construction: Frame - Stucco

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: Craycroft

Unit 2 Details: Rent: 625

Utilities: Owner, Tenant

Horse Property: No

Electric: Electric Company: TEP

Landscape - Rear: Other: Low Care

Association & Fees: HOA: No

Driveway: To Property Line

Assessments: \$0

Community: None

Tax Code: 131-09-1850

Property Disclosures: Insurance Claims History Report,Lead Based Paint,Military Airport Vct,Unknown

Road Maintenance: City

Terms: Cash,Conventional

Income: Vacancy Loss: 0.00

Income: Total Expenses: \$5,754

Analysis: Gross Rent Multi: 14.29

Analysis: Exp/SqFt: 1.48 sq ft

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

Ownership: Investor

Co-op Fee: \$3

Landscape - Front: Other: Decorative Gravel,Desert Plantings,Low Care

Direction: E

Horse Facilities: No

Security: Other: Gated Entry

Driveway: Paved: Dishwasher,Refrigerator

Home Protection: Offered: No

Fema Flood Zone: No

Section: 24

Fire Protection: Included in Taxes

Range: 14.00

Road Type: Paved

Technology: Cable TV,High Speed Internet

Income: Gross Scheduled Rent: 48900.00

Income: Other Income: 0.00

Analysis: Cap Rate %: 6.17, 14.29

Analysis: Vacancy Rate %: 0.00

Analysis: Exp % of Gross: 11.77

Listing Office

Listing Office ShortId: 286607

Listing Office Phone: (520) 318-5290

Listing Office Url:
<https://www.tierraantigua.com/>

ListingOfficeName: Tierra Antigua Realty

Listing Office Address: 7380 N. La Cholla Blvd, Tucson, AZ 85741

Listing Member Phone: (520) 797-6900, 9222



Units Information

Unit 1 Details: Rent: 1200	Unit 1 Information: Floor: 1st
Unit 1 Information: Furnished: No	Unit 1 Information: Occupancy: Yes
Unit 1 Details: SqFt: 1207	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: 2
Unit 2 Details: SqFt: 1779	Unit 2 Information: Furnished: No
Unit 2 Information: Stories: Single	Unit 2 Information: Floor: Yes, 1st
Unit 2 Information: Parking: On Property	Unit 3 Information: Monthly Rent: 1100
Unit 3 Details: # Bedrooms: 2	Unit 3 Information: Stories: Single
Unit 3 Information: Occupancy: Yes	Unit 3 Information: Furnished: No
Unit 4 Details: Rent: 1100	Unit 4 Details: # Full Baths: 2, 2
Unit 4 Details: # Bedrooms: 2	Unit 4 Information: Occupancy: Yes
Unit 4 Information: Stories: Single	Unit 4 Information: Floor: 1st
Unit 4 Information: Furnished: No	

Amenities & Features

Interior Features: Dual Pane Windows	Exterior Features: Courtyard
Sewer: Connected	Accessibility Features: None
Neighborhood Feature: Paved Street,Sidewalks	RV Parking: Other: None
Laundry: Laundry Closet	Main Cooling: Central Air
Main Heating: Heat Pump	Patio/Deck: Enclosed
Pool: None	Spa: None
Water: City Water	Water Heater: Natural Gas
Window Covering: Stay	Gas: Natural
Total Parking: 8	

Nearby Schools



High School: Palo Verde
Elementary School: Wheeler

Middle School: Roberts (at Naylor)

Fees and Taxes

Tax Year: 2023
Expenses: Resident Manager: \$0
Expenses: Management: \$0
Expenses: Contract Services: \$0
Expenses: Admin Expenses: \$0
Expenses: Insurance: \$3,100
Expenses: Maintenance Supplies: \$0

Expenses: Other Expenses: \$0
Expenses: Taxes/Assessments: \$2,304
Expenses: Water/Sewer: \$350
Expenses: Figures Presented: \$0
Expenses: Captial Expenses: \$0
Expenses: Gas/Electric: \$0
Taxes: \$2,303.75

