



## 818 S ARIZONA AVE, TUCSON, AZ 85701, USA

<https://rehomes.us>

Four plex in Amazing location apart of the sought after 5 points intersection! 3br/ 2ba House with attached 1 bedroom facing 6th ave., Unique duplex in the back facing Arizona ave. Air conditioning on all units! High end Baffert units just around the corner. Easily rented and rarely vacant. Plenty of parking for the tenants! [...]

**\$1,000,000**

- 4 Plex
- Multifamily
- Active



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### Basics



**Category:** Multifamily

**Status:** Active

**Days On Market:** 2

**County:** Pima

**Lot Acres:** 0.21 acres

**Lot Dimensions:** 53-184-52-185

**Attached/Detached:** Attached

**Type:** 4 Plex

**Year built:** 1937

**List Price/SqFt:** 410.85

**List Number Main:** 22417603

**Municipality/Zoning:** Tucson - C3

**View:** Residential

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## Description

**Legal Description:** Tucson S50' Lot 6 Blk 131

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## Rooms

**Sauna Level:** TUSD

**Kitchen Features:** **Pantry:** Cabinet

**Dining Areas:** Eat-In Kitchen

**Extra Room:** None

**Kitchen Features:** **Countertops:** Laminate

**Breakfast:** None

**Dining Room:** Area

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## Building Details

**Lot Features:** East/West Exposure,Subdivided

**Roof:** Built-up, Shingle

**Style:** Ranch

**Construction:** **Siding:** Yes

**Floor covering:** Ceramic Tile

**Construction:** Frame - Stucco,Masonry Stucco

**Fence:** Wrought Iron

**Construction Status:** Existing

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## 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:**

N/A

**Unit 2 Details: Rent:**  
1300

**Utilities:** Owner,  
Owner

**Horse Property:** No

**Electric: Electric  
Company:** TEP

**Driveway: Paved:**  
Gas Range

**Home Protection:  
Offered:** No

**Assessments:** \$0

**Community:** None

**Tax Code:**  
117-08-0840

**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:** \$8,692

**Analysis: Gross Rent  
Multi:** 13.33

**Analysis: Exp/SqFt:**  
3.57 sq ft

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

[https://dashboard.listerassister.com/anon/website/virtual\\_tour/622188?view=mls](https://dashboard.listerassister.com/anon/website/virtual_tour/622188?view=mls)

**Ownership:** Individual

**Co-op Fee:** \$3

**Landscape - Front: Other:** Decorative Gravel,Trees

**Direction:** S

**Horse Facilities:** No

**Landscape - Rear: Other:** Decorative Gravel

**Association & Fees: HOA:** No

**Fema Flood Zone:** No

**Section:** 13

**Fire Protection:** Included in Taxes

**Range:** 13.00

**Road Type:** Paved

**Technology:** Cable TV,High Speed Internet,Telephone  
City

**Income: Gross Scheduled Rent:** 75000.00

**Income: Other Income:** 0.00

**Analysis: Cap Rate %:** 6.63, 13.33

**Analysis: Vacancy Rate %:** 0.00

**Analysis: Exp % of Gross:** 11.59

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## Listing Office



**Listing Office ShortId:** 478313

**Listing Office Phone:** (520) 615-8400

**Listing Office Url:** <http://www.1kwsa.com>

**ListingOfficeName:** Keller Williams Southern Arizona

**Listing Office Address:** 1730 E River Rd Ste 200, Tucson, AZ 85718

**Listing Member Phone:** (520) 991-7424, 16214

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## Units Information

**Unit 1 Details: Rent:** 650

**Unit 1 Information: Furnished:** No

**Unit 1 Details: SqFt:** 538

**Unit 1 Details: # Full Baths:** 1

**Unit 2 Details: # Bedrooms:** 3

**Unit 2 Details: # Half Baths:** 1

**Unit 2 Information: Furnished:** No

**Unit 2 Information: Floor:** Yes, 1st

**Unit 3 Information: Monthly Rent:** 850

**Unit 3 Information: Stories:** Single

**Unit 3 Information: Occupancy:** Yes

**Unit 4 Details: Rent:** 750

**Unit 4 Details: # Full Baths:** 1, 1

**Unit 4 Information: Stories:** Single

**Unit 4 Information: Furnished:** No

**Unit 1 Information: Floor:** 1st

**Unit 1 Information: Occupancy:** Yes

**Unit 1 Details: # Bedrooms:** 1

**Unit 1 Information: Parking:** Single

**Unit 2 Details: # Full Baths:** 1

**Unit 2 Details: SqFt:** 1096

**Unit 2 Information: Stories:** Single

**Unit 2 Information: Parking:** On Property, On Property

**Unit 3 Details: SqFt:** 400

**Unit 3 Information: Floor:** 1st

**Unit 3 Information: Furnished:** No

**Unit 4 Details: SqFt:** 400

**Unit 4 Information: Occupancy:** Yes

**Unit 4 Information: Floor:** 1st

**Unit 4 Information: Parking:** On Street

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## Amenities & Features



