



Total # 6
Units: 6
Total 2
Buildings: 2
Year 1973
Built: 1973
Total 5,236
Building 5,236
SqFt: 5,236
Apx Lot 100x150
Dim: 100x150
Lot SqFt: 1,500
Acres: 0.03
Additional No
Acres: 0.03
Building 1
Stories: 1
Apx Lot 100x150
Dim: 100x150

Lease Type: N/A
Commercial Type: Multi Family
Bus And/Or Re: Bus and RE
Cross Street: Mohave Avenue
County: La Paz
Area: Town of Parker Area
Subdivision/Community: Parker
Builder Name: Unknown
Zoning: PA-OT Office Transitional
Multi-Tenant Building: Yes
List Price/SqFt: 190.99

Distance (Mi.) to Airport: 1.5

Distance (Mi.) to Highway: 0.5
Distance (Mi.) to Rail: 0.5

Rail Service: No
Airport Name: Avi Sequilla

Highway Name: Highway 95

Use Type: Apartment 5+ Units
Features: High Speed Internet; Smoke Detector(s)
Owner Pays: Sewer; Trash Collection; Water
Tenant Pays: Electricity; Gas
Seller Doc Avail: Insurance Policies; Plat Map; Tax Bills Real Estate

Site Description: Alley Access; Paved Road; Sidewalk
Parking: 1-5 Spaces; Carport; On Street
Garage: 0
Apx Garage Depth: 0-21
Heating: Central
Cooling: Central Air; Roof Mount Unit(s)
Water: City
Sewer: City
Terms: Cash; Conventional

Construction: Block
Roofing: Metal
Interior Flooring: Tile-Ceramic
Electric/Gas: 220 Volts; Natural Gas Connected; Separate Meters
Fencing: Chain Link
Solar: None

Unit 1: ID: Unit 1; SqFt: 854; Tenant: Yes; Rent: 710; Annual/Monthly: Monthly
Unit 2: ID: Unit 2; SqFt: 854; Tenant: Yes; Rent: 875; Annual/Monthly: Monthly
Unit 3: ID: Unit 3; SqFt: 854; Tenant: Yes; Rent: 710; Annual/Monthly: Monthly
Unit 4: ID: Unit 4; SqFt: 560; Tenant: Yes; Rent: 550; Annual/Monthly: Monthly
Unit 5: ID: Unit 5; SqFt: 560; Tenant: Yes; Rent: 700; Annual/Monthly: Monthly
Unit 6: ID: Unit 6; SqFt: 1,604; Tenant: Yes

Public Remarks: 6 Unit Multi-Family Apartment in Parker, Arizona. Property is two buildings on two lots. Located on the corner of 16th Street and Mohave Avenue. Each building houses 3 units. 1300 16th Street - 3 units each 2 bedroom, 1 bath 1516 Mohave Ave - 2 units, 1 bedroom, 1 bath 1 unit, 3 bedroom, 2 bath. Covered parking for 4 cars, Laundry room with 2 washer/dryer units available for tenant use. Inground pool. Storage Room #1 approx 8x15, Storage Room #2 approx 10x15. Please See Buyer Information Package for additional property info.

Directions: From California Avenue turn onto 16th Street and property is on the corner of 16th Street and Mohave Avenue.

HOA: No	Tax Yr: 2024	Flood Plain: No	SqFt Source: Tax Roll
Parcel ID: 311-29-047b	Taxes: \$2,427.1	Possession: Close Of Escrow	Twp: 09N
Leased Land: No	Tract: 0	Airport Name: Avi Sequilla	Sec: 12
Highway Name: Highway 95	Block: 227	Assessments: No	Rng: 20W
Bus And/Or Re: Bus and RE	Lot: 5/6		

List Date: 10/28/2024

Original List Price: \$999,999
DOM/CDOM: 85/85

Seller Concessions:



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