



List Number: 26042179
Municipality: Ypsilanti City
Financial Comments: No Seller Financing
Year Built: 1900
Lot Dimensions: 53x129
Cross Streets: S Summit St and Congress St
Waterfront: No

Property Sub-Type: 2 to 4 Units
New Construction: No
County: Washtenaw
Tax ID #: 11-11-40-462-009

Status: Active
Days on Market: 8
Lot Acres: 0.158
Lot Square Footage: 6,882
Road Frontage: 53
Ownership Type: Private Owned
Association: No

Unit 1: Unit #: 1; Unit Description: 4 bedr 1.5 baths; Occupied: Yes; Monthly Rent: 2,165; Bedrooms: 4; Bathrooms: 2; Full Baths: 1; Half Baths: 1; Dishwasher; Range Oven; Refrigerator
Unit 2: Unit #: 2; Unit Description: 3 bdr 1.5 baths; Occupied: Yes; Monthly Rent: 1,445; Bedrooms: 3; Bathrooms: 2; Full Baths: 1; Half Baths: 1

Unit 3: Unit #: 3; Unit Description: 2 bdr 1 bath; Monthly Rent: 1,270; Bedrooms: 2; Bathrooms: 1; Full Baths: 1; Half Baths: 0; Dishwasher; Garage; Refrigerator

Legal: *OLD SID - 11 11-060-009-00 YP CITY 10W-9 LOT 9 ASSESSOR'S PLAT NUMBER 10.
Taxable Value: 127,599
Seller's Annual Property Tax: 10,733.3
School District: Ypsilanti

SEV: 166,000
Tax Year: 2026
Zoning: CN-MID

For Tax Year: 2026
Homestead %: 0
Special Assmt/Type: none

Access Feat:	Accessibility Features: No	Extras:		Street Type:	Paved
Accessibility Feat:		Heat Source:	Natural Gas	Substructure:	Full
Air Conditioning:		Heat Type:	Forced Air	Tenant Pays:	Electric; Gas; Sewer; Trash; Water
Assoc. Amenities:		Income and Expenses:		Terms Available:	Cash; Conventional
Assoc. Fee Incl.:		Lot Description:		Util Avail at	Cable Available; Natural Gas
Association Info.:		Mineral Rights:		Street:	Available; Public Sewer; Public Water
Driveway:	Aggregate	Owner Pays:	None	Utilities	Cable Connected; Electricity
Exterior Material:	Vinyl Siding	Roofing:		Attached:	Connected; Natural Gas Connected
		Sale Conditions:	None	Water:	Public Water
		Sewer:	Public Sewer	Water Fea.	
				Amenities:	
				Water Type:	

Public Remarks: Great 3 unit property with extra storage and coin laundry. Unit 1 - 4 bedrooms 1.5 baths, \$2,165/month includes \$120 for water. Leased to 8/2/27. Unit 2 - 3 bedrooms, 1.5 baths, \$1,445/month includes \$75 for water. Leased until 8/10/27. Unit 3 - two bedrooms 1 bath, \$1,270/month includes \$50 for water and \$25 pet fee. Leased until 7/16/27. 2 bedroom unit is above detached garage and has use of the garage. Coin laundry. Rent is \$4,880/month. Gross rent is \$58,560 for the 2026-27 school year. House was completely gutted and renovated in 2015 with new HVAC, electrical, plumbing, insulation, roof, siding, windows, and more! C of O expires 04/01/2027.