



List Number: 26042207
Municipality: Ypsilanti City
Financial Comments: No Seller Financing
Year Built: 1914
Lot Dimensions: 56x74
Cross Streets: W Forest Ave & Lowell St
Waterfront: No

Property Sub-Type: 5+ Units
New Construction: No
County: Washtenaw
Tax ID #: 11-11-04-362-011

Status: Active
Days on Market: 8
Lot Acres: 0.095
Lot Square Footage: 4,138
Road Frontage: 56
Ownership Type: Private Owned
Association: No

Unit 1: Unit #: 1; Unit Description: Room; Occupied: Yes; Monthly Rent: 570; Bedrooms: 1; Bathrooms: 2; Full Baths: 2; Half Baths: 0	Unit 2: Unit #: 2; Unit Description: Room; Occupied: Yes; Monthly Rent: 590; Bedrooms: 1; Bathrooms: 0; Full Baths: 0; Half Baths: 0	Unit 3: Unit #: 3; Unit Description: Room; Occupied: Yes; Monthly Rent: 520; Bedrooms: 1; Bathrooms: 0; Full Baths: 0; Half Baths: 0	Unit 4: Unit #: 4; Unit Description: Room; Occupied: Yes; Monthly Rent: 515; Bedrooms: 1; Bathrooms: 0; Full Baths: 0; Half Baths: 0	Unit 5: Unit #: 5; Unit Description: Room; Occupied: Yes; Monthly Rent: 515; Bedrooms: 1; Bathrooms: 0; Full Baths: 0; Half Baths: 0	Unit 6: Unit #: 6; Unit Description: Room; Occupied: Yes; Monthly Rent: 515; Bedrooms: 1; Bathrooms: 0; Full Baths: 0; Half Baths: 0	Unit 7: Unit #: 7; Unit Description: Room; Occupied: Yes; Bedrooms: 1; Bathrooms: 0; Full Baths: 0; Half Baths: 0; Monthly Rent: 395	Unit 8: Unit #: 8; Unit Description: Room; Occupied: Yes; Monthly Rent: 590; Bedrooms: 1; Bathrooms: 0; Full Baths: 0; Half Baths: 0	Unit 9: Unit #: 9; Unit Description: Room; Occupied: Yes; Monthly Rent: 520; Bedrooms: 1; Bathrooms: 0; Full Baths: 0; Half Baths: 0
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Legal: *OLD SID - 11 11-322-053-00 YP CITY 33W-4 N 56 FT OF LOT C RESURVEY OFA PART OF JENNESS ESTATE IN JARVIS' ADDTN.
Taxable Value: 79,160
Seller's Annual Property Tax: 6,658.67
School District: Ypsilanti

SEV: 132,200
Tax Year: 2026
Zoning: R-4
For Tax Year: 2026
Homestead %: 0
Special Assmt/Type: None

Access Feat:	Accessibility Features: No	Extras:		Street Type:	Paved; Public
Accessibility Feat:		Heat Source:	Natural Gas	Substructure:	Full
Air Conditioning:		Heat Type:	Hot Water	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; Electricity Available;
Association Info.:		Mineral Rights:		Street:	Natural Gas Available; Public Sewer;
Driveway:	Aggregate	Owner Pays:	None		Public Water
Exterior Material:	Vinyl Siding	Roofing:		Utilities	Cable Connected; Electricity
		Sale Conditions:	None	Attached:	Connected; Natural Gas Connected
		Sewer:	Public Sewer	Water:	Public Water
				Water Fea.	
				Amenities:	
				Water Type:	
				Laundry	Laundry Room
				Features:	

Public Remarks: 9 bedroom, 2 bath rooming house across from campus! No seller financing. Room 1 - \$570/month includes \$45 for water, gas electricity. Leased to 12/21/26. Room 2 - \$590/month includes \$40 for water, gas electricity. Leased until 1/26/27. Room 3 - \$590/month includes \$45 for water, gas, electricity. Leased until 8/31/27. Room 4 - \$515/month includes \$40 for water, gas, electricity. Leased until 9/14/26. Room 5 - \$515/month includes \$40 for water, gas, electricity. Leased until 9/14/26. Room 6 - \$515/month includes \$44 for water, gas, electricity. Leased until 12/31/26. Room 7 - \$395/month includes \$45 for water, gas, electricity. Leased until 9/17/26. Room 8 - \$590/month includes \$40 for water, gas, electricity. Leased until 12/31/26. Room 9 - \$520/month includes \$45 for water, gas, electricity. Leased until 1/1/27. Coin laundry. Rent total - \$4,730/month and \$56,760/year. Siding replaced in 2022, roof replaced in 2020, bathrooms and carpeting updated in 2024. C of O expires 10/01/2026.