

\$474,900 - 301 W Woodlawn Avenue, TAMPA

MLS® #A4642561

\$474,900

4 Bedroom, 2.00 Bathroom, 2,116 sqft

Residential Income on 0.12 Acres

ARLINGTON HEIGHTS, TAMPA, FL

Incredible Investment Opportunity: Duplex in
Riverside Heights, Tampa, FL

Welcome to 301 W Woodland Ave, an exceptional duplex located in the highly desirable Riverside Heights neighborhood. This rare opportunity is perfect for anyone looking to live in one unit and rent the other to supplement their mortgage, or a smart investor looking for a cash flowing property in a desirable area.

The property is ideally situated within walking distance to Robles Park, Plymouth Park, the Hillsborough River, and a wide variety of local breweries and restaurants along the Tampa Street corridor. Less than a mile away, you'll find the trendy Armature Works and the growing Riverfront District, offering even more dining, shopping, and entertainment options. Plus, downtown Tampa is just a short 2-mile drive away, making this location perfect for those who want to enjoy the best of both suburban and urban living.

Each unit of this duplex offers 2 bedrooms, 1 bathroom, and 1,058 square feet of living space, providing plenty of room for tenants or owners. The building is 2,116 sq ft total, and each side comes with its own covered carport and additional outdoor storage unit for convenience. Both units are equipped with washer/dryer hookups, making it easy for tenants to do laundry at home.



Unit 301 is currently vacant, while Unit 305 is leased at \$1,730 per month, offering immediate rental income for the new owner. This creates a perfect scenario for someone looking to live in one unit and rent the other.

Recent upgrades to the property add to its value. A brand-new shingle roof was installed in 2024, and both units have newer HVAC systems that were replaced in 2018. The property also has fresh blown-in insulation and the sewer drain lines were replaced in 2022, ensuring long-term durability and low maintenance for the future owner. Each unit has its own separate electric meter, and the property is covered under a preventive termite pest control plan with a transferable warranty.

Best of all, the property is not located in a flood zone, offering peace of mind for both investors and future tenants.

Whether you’re looking for a solid investment opportunity or a home with supplemental income potential, 301 W Woodland Ave offers everything you need in one of Tampa’s most vibrant neighborhoods. Don’t miss out on this incredible opportunity - Schedule a tour today!

Built in 1923

Essential Information

MLS® #	A4642561
Price	\$474,900
Sold Price	\$450,000
Sold Date	April 30th, 2025
Bedrooms	4
Bathrooms	2.00
Square Footage	2,116
Acres	0.12

Year Built	1923
Type	Residential Income
Sub-Type	Duplex
Status	Sold

Community Information

Address	301 W Woodlawn Avenue
Area	Tampa / Seminole Heights
Subdivision	ARLINGTON HEIGHTS
City	TAMPA
County	Hillsborough
State	FL
Zip Code	33603-5638

Interior

Interior Features	Ceiling Fan(s), Thermostat
Appliances	Range, Refrigerator
Heating	Central
Cooling	Central Air

Exterior

Exterior Features	Awning(s), Courtyard, Hurricane Shutters, Lighting, Private Mailbox, Sidewalk
Roof	Shingle
Foundation	Crawlspace

Additional Information

Date Listed	March 1st, 2025
Days on Market	213
Zoning	RS-50

Listing Details

Listing Office	MANGROVE BAY REALTY LLC
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