

\$239,000 - 2244 Lucerne Park Road, WINTER HAVEN

MLS® #TB8373116

\$239,000

Bedroom, Bathroom, 1,074 sqft
Residential Income on 0.12 Acres

FLORENCE CITRUS GROWERS ASSN SUB,
WINTER HAVEN, FL

INCREDIBLE OPPORTUNITY to own a TURN-KEY, COMPLETELY RENOVATED DUPLEX in the heart of WINTER HAVEN, FLORIDA! This INCOME-PRODUCING PROPERTY features TWO 1-BEDROOM, 1-BATHROOM UNITS, each thoughtfully updated for MODERN COMFORT and LONG-TERM DURABILITY. Each unit includes its own PRIVATE DRIVEWAY, GRANITE COUNTERTOPS, STAINLESS STEEL APPLIANCES (2024), BRAND-NEW VINYL PLANK FLOORING, UPDATED FIXTURES, CEILING FANS, and NEW INTERIOR DOORS. The property was freshly painted in 2024 on the exterior and interior of the property as well as UPDATED LANDSCAPING! Property has NEVER BEEN OCCUPIED SINCE RENOVATIONâ€”truly MOVE-IN READY. Major updates include a NEW ROOF INSTALLED IN 2024 with a LIFETIME WORKMANSHIP WARRANTY THAT IS FULLY TRANSFERABLE TO THE BUYER, TWO SEPARATE ELECTRIC METERS, and TWO WATER METERS (TENANTS PAY ALL UTILITIES). The seller has completed and is providing a PASSING 4-POINT INSPECTION, WIND MITIGATION REPORT (2024), and an INSURANCE QUOTEâ€”ALL ATTACHED TO THE MLS for the potential buyer's review and peace of mind. This is a FANTASTIC OPTION FOR INVESTORS OR HOUSE HACKERS â€” the units are VACANT AND READY TO BE



OCCUPIED OR RENTED IMMEDIATELY. If the buyer so chooses, the units CAN BE RENTED PRIOR TO CLOSING, creating INSTANT CASH FLOW. A REPUTABLE PROPERTY MANAGEMENT COMPANY IS ALSO AVAILABLE AT JUST 5% OF GROSS MONTHLY REVENUE, making this a TRULY HASSLE-FREE INVESTMENT. ESTIMATED RENT PER UNIT IS \$1,000 PER MONTH. A LANDSCAPING VENDOR IS ALREADY IN PLACE, adding even more value and ease of ownership. Centrally located near SHOPPING, PUBLIC TRANSPORTATION, LOCAL PARKS, and just minutes from the LAKE CONNIE BOAT RAMP, this property is perfectly positioned in the fast-growing CENTRAL FLORIDA MARKET. DONâ€™T MISS YOUR CHANCE TO OWN THIS HIGHLY DESIRABLE, MOVE-IN READY, CASH-FLOWING DUPLEX!

Built in 1931

Essential Information

MLS® #	TB8373116
Price	\$239,000
Sold Price	\$239,000
Sold Date	June 9th, 2025
Square Footage	1,074
Acres	0.12
Year Built	1931
Type	Residential Income
Sub-Type	Duplex
Status	Sold

Community Information

Address	2244 Lucerne Park Road
Area	Winter Haven / Florence Villa
Subdivision	FLORENCE CITRUS GROWERS ASSN SUB
City	WINTER HAVEN
County	Polk

State	FL
Zip Code	33881-1530

Interior

Interior Features	Living Room/Dining Room Combo, Thermostat
Heating	Central
Cooling	Central Air

Exterior

Exterior Features	Fenced, Sidewalk
Roof	Shingle
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 10th, 2025
Days on Market	154
Zoning	R-1C

Listing Details

Listing Office	REAL BROKER, LLC
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