

1511 & 1509 5TH AVE GAINESVILLE FL 32641

<https://candiscarmichael.com>



Investors!!! Priced to Sell!!! This NE Gainesville duplex offers a turnkey opportunity for investors seeking immediate cash flow in a high-demand rental market. Unit Configuration: Two identical units, each featuring 2 bedrooms, 1 bathroom, a flex room, a living room, and a full kitchen. Low-maintenance flooring with tile floors—no carpets. Size: Approximately 793.5 sq. ft. [...]

- 3 beds
- 2 baths
- Residential
- Half Duplex
- Active
- 1587 sq ft



Courtesy of

Listing Office: EXP REALTY LLC

Status: Active

Office ID: MFR261010944

MLS ID: MFRGC539885



Call us now

Phone: 727-888-3292
Email: RealtorCandis@gmail.com



Description

Virtual Tour: <https://www.propertypanorama.com/instaview/stellar/GC539885>

Basics

Bathrooms Full: 2

Category: Half Duplex

Bedrooms: 3 beds

Half baths: 0 half baths

Lot size, sq ft: 12197 sq ft

View: Park/Greenbelt

ListOfficeName: EXP REALTY LLC

Date added: Added 2 hours ago

Type: Residential

Bathrooms: 2 baths

Area, sq ft: 1587 sq ft

Year built: 1980

SubdivisionName: NEW GAINESVILLE

ListAOR: mfrmls

Location Details

Township: 10

Road Surface Type: Paved

Property Features

Interior Features: Ceiling Fans(s) **Appliances:** Electric Water Heater, Range, Refrigerator

Flooring: Tile, Vinyl

Laundry Features: None

Pets Allowed: Cats OK, Dogs OK

Exterior Features: Private Entrance, Private Mailbox, Private Yard

Roof: Shingle

Utilities: Electricity Connected, Sewer Connected, Underground Utilities

View: Park/Greenbelt

Water Source: Public

Sewer: Public Sewer

Cooling: Central Air

Heating: Electric

Furnished: Unfurnished

Lot Features: Cleared, Paved



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Charles Rutenberg Realty, Inc.
THE STANDARD OF EXCELLENCE

Property Details

Subdivision Name: NEW GAINESVILLE

Levels: One

Foundation Details: Slab

Listing Terms: Cash, Conventional

Parcel Number: 11391-000-000

Direction Faces: Northeast

Construction Materials: Block

Fees&Taxes

Tax Year: 2025

Tax Annual Amount: \$2,909

Tax Legal Description: New Gainesville PB A-65 Lots 5 6 BK 3 OR 4928/0093. Lots 5 and 6, Block 3, NEW GAINESVILLE, according to the map or Plat thereof as recorded in Plat Book A, Page 65, Public Records OF Alachua County, Florida

Tax Lot: 5-6

Rooms

Room type	Level
Primary Bedroom	First
Bathroom 1	First
Kitchen	First
Living Room	First

Amenities & Features



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THE STANDARD OF EXCELLENCE

Waterfront available: No

AttachedGarageYN: No

PoolPrivateYN: No

ExteriorFeatures: Private Entrance, Private Mailbox, Private Yard

Features: Ceiling Fans(s)

GarageYN: No

FireplaceYN: No

Cooling: Central Air

Utilities: Electricity Connected, Sewer Connected, Underground Utilities

Amenities: Electric Water Heater, Range, Refrigerator

Building Details

NewConstructionYN: No

Exterior material: Block

Heating: Electric

Roof: Shingle

Miscellaneous

Ownership: Fee Simple

Other Equipment: Private Entrance, Private Yard

Occupant Type: Tenant

Showing Requirements: 24 Hour Notice, Appointment Only, Call Listing Agent, Guard Dog, See Remarks, ShowingTime



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