

# 2524 KIWANIS AVENUE LAKELAND FL 33801

<https://candiscarmichael.com>



\$255,000



Welcome home to this delightful 3-bedroom, 1.5 bath home in Lakeland, FL, located in the Royal Oak Manor neighborhood — offering comfort, functionality, and a convenient Central Florida location. Step inside to a welcoming formal living and dining room, perfect for entertaining or everyday living. The spacious kitchen features stainless steel appliances, stone countertops, and [...]

- 3 beds
- 2 baths
- Residential
- Single Family Residence
- Active
- 1468 sq ft



## Courtesy of

**Listing Office:** REAL BROKER, LLC

**Status:** Active

**Office ID:** MFR805521714

**MLS ID:** MFRTB8493388



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Phone: 727-888-3292  
Email: [RealtorCandis@gmail.com](mailto:RealtorCandis@gmail.com)



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## Description

**Virtual Tour:** <https://www.propertypanorama.com/instaview/stellar/TB8493388>

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## Basics

**Bathrooms Full:** 1

**Date added:** Added 3 hours ago

**Type:** Residential

**Bathrooms:** 2 baths

**Floors:** 1 floor

**Lot size, sq ft:** 7357 sq ft

**SubdivisionName:** ROYAL OAK MANOR

**ListAOR:** mfrmls

**Bathrooms Half:** 1

**Category:** Single Family Residence

**Bedrooms:** 3 beds

**Half baths:** 1 half bath

**Area, sq ft:** 1468 sq ft

**Year built:** 1959

**ListOfficeName:** REAL BROKER, LLC

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## Location Details

**Township:** 28

**Road Surface Type:** Asphalt

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## Property Features



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**Interior Features:** Ceiling Fans(s), Living Room/Dining Room Combo

**Flooring:** Ceramic Tile

**Fireplace YN:** Yes

**Exterior Features:** Private Yard

**Utilities:** Cable Available, Electricity Connected, Sewer Connected, Water Connected

**Water Source:** Public

**Cooling:** Central Air

**Furnished:** Unfurnished

**Appliances:** Cooktop, Dishwasher, Range, Refrigerator

**Laundry Features:** Inside

**Fireplace Features:** Free Standing

**Roof:** Shingle

**Vegetation:** Fruit Trees

**Sewer:** Public Sewer

**Heating:** Central

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## Property Details

**Subdivision Name:** ROYAL OAK MANOR

**Levels:** One

**Foundation Details:** Slab

**Listing Terms:** Cash, Conventional, FHA, VA Loan

**Parcel Number:** 24-28-28-245700-001080

**Direction Faces:** North

**Construction Materials:** Block

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## Fees&Taxes

**Tax Year:** 2025

**Tax Annual Amount:** \$3,429

**Tax Legal Description:** ROYAL OAK MANOR PB 43 PG 12 BLK A  
LOT 8

**Tax Lot:** 8

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## Rooms



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Room type	Level
Primary Bedroom	First
Primary Bathroom	First
Bedroom 2	First
Bedroom 3	First
Kitchen	First
Living Room	First
Family Room	First

## Amenities & Features

**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**ExteriorFeatures:** Private Yard

**Features:** Ceiling Fans(s), Free Standing, Living Room/Dining Room Combo

**GarageYN:** No

**FireplaceYN:** Yes

**Cooling:** Central Air

**Utilities:** Cable Available, Electricity Connected, Sewer Connected, Water Connected

**Amenities:** Cooktop, Dishwasher, Range, Refrigerator

## Building Details



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**NewConstructionYN:** No

**Exterior material:** Block

**Heating:** Central

**Roof:** Shingle

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Vacant

**Other Equipment:** Private Yard

**Showing Requirements:** Appointment Only, Combination Lock Box, ShowingTime



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