

9035 TEMPLE DRIVE LAKE WALES FL 33898

https://candiscarmichael.com



\$254,000



Nearly A 10% CAP RATE! Canal Front Multifamily Property Consisting Of 2 Single Wide Mobile Homes and 1 CBC Apartment Offering LOW OPERATING EXPENSES And VALUE-ADD OPPORTUNITY Located Just 3 Blocks From Lake Walk In Water’s Public Boat Ramp In Eastern Lake Wales, Florida. Current Income: \$2,075/Month and \$24,900/Year Potential Gross Income: \$2,675/Month and \$32,100.00/Year [...]

- 3 beds
- 4 baths
- Residential
- Villa
- Active
- 1652 sq ft



Courtesy of

**Listing Office:** LPT REALTY, LLC  
**Status:** Active

**Office ID:** MFR261016803  
**MLS ID:** MFRP4937133



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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/P4937133>

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## Basics

**Bathrooms Full:** 2

**Bathrooms Half:** 2

**Date added:** Added 3 hours ago

**Category:** Villa

**Type:** Residential

**Bedrooms:** 3 beds

**Bathrooms:** 4 baths

**Half baths:** 2 half baths

**Area, sq ft:** 1652 sq ft

**Lot size, sq ft:** 23522 sq ft

**Year built:** 1989

**SubdivisionName:** WEST INDIAN LAKE HEIGHTS SUB

**ListOfficeName:** LPT REALTY, LLC **ListAOR:** mfrmls

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## Location Details

**Township:** 31

**Road Surface Type:** Paved

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## Property Features

**Interior Features:** Other

**Appliances:** Microwave, Range, Refrigerator

**Flooring:** Wood

**Laundry Features:** None

**Exterior Features:** Other

**Roof:** Metal

**Utilities:** Other

**Water Source:** Private, Well

**Sewer:** None

**Cooling:** Wall/Window Unit(s)

**Heating:** Ductless

**Furnished:** Unfurnished

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## Property Details



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**Subdivision Name:** WEST INDIAN LAKE HEIGHTS  
SUB

**Parcel Number:** 29-31-05-000000-023030

**Levels:** One

**Direction Faces:** South

**Foundation Details:** Block

**Construction Materials:** Concrete

**Listing Terms:** Cash, Conventional

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## Association Information

**Community Features:** None

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## Fees&Taxes

**Tax Year:** 2024

**Tax Annual  
Amount:**  
\$2,780

**Tax Legal Description:** BEG NW COR OF SE1/4 RUN S 1001.23 FT TO 40 FT RD ELY ALONG C/L RD 309.13 FT FOR POB RUN N 18 DEG 54 MIN 33 SEC E 150.12 FT TO C/L WATERWAY ELY ALONG C/L 115.98 FT CONT N 81 DEG E 82.1 FT S 33 DEG 57 MIN 52 SEC W 217.39 FT S 31 DEG 06 MIN 01 SEC W 40 FT WLY 113.38 FT TO POB LESS N 25 FT &LESS S 20 FT BEING LOT 56 W INDIAN LAKE HGTS SUB

**Tax Lot:** 56

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## Rooms



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Room type	Dimensions	Level	Length	Width
Primary Bedroom	10x14	First	14	10
Bedroom 2	10x10	First	10	10
Bathroom 1	7x7	First	7	7
Bathroom 1	8x4	Second	4	8
Primary Bedroom	9x9	Second	9	9
Primary Bedroom	14x11	Third	11	14
Primary Bathroom	5x8	Third	8	5
Bedroom 2	8x10	Third	10	8
Bedroom 3	8x10	Third	10	8
Bathroom 2	5x7	Third	7	5
Kitchen		First		
Living Room		First		
Dining Room		First		

## Amenities & Features



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**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**CommunityFeatures:** None

**Utilities:** Other

**Amenities:** Microwave, Range, Refrigerator

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Wall/Window Unit(s)

**ExteriorFeatures:** Other

**Features:** Other

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Concrete

**Heating:** Ductless

**Roof:** Metal

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## Miscellaneous

**Ownership:** Fee Simple

**Occupant Type:** Tenant

**Showing Requirements:** 24 Hour Notice, Appointment Only, Lockbox



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