

DUPLEX

1304-1306 SE 24th AVE

1304-1306 SE 24th Avenue, Cape Coral, Florida, 33990, United States

Property Details

Type	**Duplex**
MLS #	**226029333**
Bedrooms	**6**
Building size	**2484 sq. ft.**
Air conditioning	**Yes**
Heating	**Central**
Bathrooms	**4**
Exterior	**Block**
Interior	**Carpet**
Lot size	**0.32 acres**

Description

One or more photo(s) has been virtually staged, AI generated or rendered. Discover a great investment opportunity in Cape Coral with this spacious duplex! Each side offers 1,242 sq ft of living space with a functional 3-bedroom, 2-bathroom layout, providing comfortable living for tenants or owner-occupants. Both units feature an enclosed porch/lanai for additional usable space and a private 1-car garage on each side. With matching floor plans and generous living areas, this property offers flexibility for an investor looking to add a new multifamily property to their portfolio or an owner looking to live in one unit while generating rental income from the other. Both kitchens were updated in 2022, the roof was replaced in 2023, and the AC was replaced in 2019. Both water heaters were also replaced, one in 2022 and the other in 2023. All kitchen appliances are included in both units, except for the dishwasher in Unit 1304. Conveniently located in Cape Coral with easy access to shopping, dining, schools, and major roadways.