

**Cross Property 360 Property View**

**3390 AVENUE R NW, WINTER HAVEN, Florida 33881**

Listing

**U8164215 3390 AVENUE R NW, WINTER HAVEN, FL 33881**



**County:** Polk  
**Status:** Active  
**Subdiv:** INWOOD  
**On Market Date:** 06/21/2022  
**Beds:** 3  
**List Price:** \$100,000  
**Baths:** 1/0  
**Year Built:** 1957  
**Pool:** None  
**Special Sale:** Auction  
**Property Style:** Single Family Residence  
**ADOM:** 20  
**Total Acreage:** 0 to less than 1/4  
**CDOM:** 20  
**Minimum Lease Period:** No Minimum  
**Pets:**  
**Garage:** No **Attch:** **Spcs:**  
**Max Times per Yr:**  
**Garage/Parking Features:**  
**LP/SqFt:** \$154.32  
**Carport:** Yes **Spcs:** 1  
**New Construction:** No  
**Heated Area:** 648 SqFt / 60 SqM  
**Total Annual Fees:** 0.00  
**Average Monthly Fees:** 0.00  
**Flood Zone Code:** X

Auction Property. This cute & well maintained 3 bedroom, 1 bath home near the lakes is ready to be yours! \*\*\*Auction will Run 07/18 - 07/22 ONLINE\*\*\*. The listed price is a suggested price and is not reflective of the starting bid or the reserve. A buyer's premium of 5% is required. You must preregister on the auction site prior to being approved to bid on the auction online. You may schedule an appointment to view and perform due diligence on the property prior to the auction close. There will be a 5% buyers premium applied to the winning bid. \*\*\*All property information to be verified by buyers\*\*\*

**Land, Site, and Tax Information**

**Legal Desc:** INWOOD UNIT 4 PB 9 PG 35A 35B S 13 & 24 T 28 R 25 LOT 991  
**SE/TP/RG:** 13-28-25  
**Subdivision #:**  
**Tax ID:** [25-28-13-342500-009910](#)  
**Taxes:** \$1,153  
**Auction Type:** Reserve  
**Auction Firm/Website:** Receivership-Auctions.com  
**Homestead:** No  
**Ownership:** Fee Simple  
**Flood Zone:** X  
**Floors in Unit/Home:** One  
**Book/Page:** 9-35A  
**Total # of Floors:** 1  
**Land Lease Fee:**  
**Lot Dimensions:** 50x150  
**Zoning:** R-1  
**Future Land Use:**  
**Zoning Comp:**  
**Tax Year:** 2021  
**Property Access:** Yes  
**Block/Parcel:**  
**Front Exposure:** North  
**Lot #:** 991  
**Buyers Premium:** 5%  
**AG Exemption YN:**  
**CDD:** No **Annual CDD Fee:**  
**Complex/Comm Name:**  
**Flood Zone Date:**  
**Floor #:**  
**Census Block:**  
**Bldg Name/#:**  
**Total Units:**  
**Lot Size Acres:** 0.17  
**Other Exemptions:**  
**Flood Zone Panel:**  
**Planned Unit Dev:**  
**Census Tract:**  
**Lot Size:** 7,492 SqFt / 696 SqM

**Interior Information**

**A/C:** Central Air  
**Heat/Fuel:** Heat Pump  
**Utilities:** Cable Connected, Electricity Available, Water Connected  
**Sewer:** Septic Tank  
**Water:** Public  
**Fireplace:** No  
**Heated Area Source:** Public Records  
**Appliances Incl:** Range, Refrigerator  
**Flooring Covering:** Laminate, Tile  
**Interior Feat:** Thermostat

Room Type	Level	Approx Dim	Flooring	Features
Master Bedroom	First	12x10		
Master Bathroom	First	7.5x5		
Kitchen	First	10x10		
Living Room	First	12x12		

**Exterior Information**

**Ext Construction:** Block  
**Roof:** Shingle  
**Property Description:**  
**Ext Features:** Sidewalk  
**Pool:** None  
**Pool Dimensions:**  
**Spa:**  
**Pool Features:**  
**Patio And Porch Features:**  
**Foundation:** Slab  
**Garage/Parking Features:**  
**Road Surface Type:** Paved  
**Garage Dim:**  
**Architectural Style:**

**Green Features**

**Disaster Mitigation:**  
**Green Water Features:**

**Community Information**

**HOA Pmt Sched:**  
**Master Assn/Name:** No  
**Condo Fee:**  
**Association Approval Required:** No  
**Lease Restrictions:** No  
**Approval Process:** Please verify with local municipalities regarding restrictions on use etc  
**Additional Lease Restrictions:** Please verify with local municipalities regarding restrictions on use etc  
**Mo Maint\$(add HOA):**  
**Master Assn Fee:**  
**Other Fee:**  
**Years of Ownership Prior to Leasing Required:** No  
**Master Assn Ph:**  
**Housing for Older Per:** No

**Realtor Information**

**List Agent:** [Tony Kelly](#)  
**List Agent E-mail:** [tonyjmkellypa@gmail.com](mailto:tonyjmkellypa@gmail.com)  
**List Agent ID:** 261550851  
**List Agent Fax:** 727-521-7378  
**List Agent Direct:** 863-287-4672  
**List Agent Cell:** 863-287-4672

List Agent 2: [Alex Ellis](#)  
List Agent 2 Email: [Alex@ABetterLifeRealty.com](mailto:Alex@ABetterLifeRealty.com)

List Agent 2 ID: 260045713

List Agent 2 Phone: 727-282-2204

List Office: [A BETTER LIFE REALTY](#)

Original Price: \$100,000

On Market Date: 06/21/2022

Previous Price:

Representation:

Occupant Type: Vacant

Owner: EQUIALT FUND LLC

Financing Avail: Cash, Conventional

Dual Variable Compensation: No

Single Agent: 2%

Realtor Info: 3rd Party Approval Req, As-Is, No Sign

Confidential Info:

Showing Instructions: Lock Box No Call, No Sign, Use ShowingTime Button

Driving Directions: From Havendale, turn south onto 34th St NW then east onto AVE R Subject is on south side of the road

Realtor Remarks: The property is for sale by Auction. Property to be sold to the highest bidder subject to seller's reserve and 3rd party approval. \*\*\*Auction will Run 07/18 - 07/22 ONLINE\*\*\*. The listed price is a suggested price and is not reflective of the starting bid or the reserve. A buyer's premium of 5% is required. You must preregister on the auction site prior to being approved to bid on the auction online. You may schedule an appointment to view and perform due diligence on the property prior to the auction close. There will be a 5% buyers premium applied to the winning bid. \*\*\*All property information to be verified by buyers\*\*\* Receivership-Auctions.com

List Office Fax: 727-521-7378

Price Change:

Listing Service Type: Full Service

Owner Phone:

Listing Type: Exclusive Right To Sell

Non-Rep: 1%

Call Center #:

List Office ID: 260031862

List Office Phone: 727-521-7378

LP/SqFt: \$154.32

Expiration Date: 09/30/2022

Trans Broker: 2%

**Seller's Preferred Closing Agent**

Closing Agent Name:

Email:

Address: , Florida

Closing Company Name:

Phone:

Fax:

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