



Michael Hochadel
BHHS FLORIDA PROPERTIES GROUP
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Cross Property 360 Property View

514 AVENUE C NE, WINTER HAVEN, Florida 33881

Listing

L4958429 514 AVENUE C NE, WINTER HAVEN, FL 33881



County: Polk
Ownership: Fee Simple
Annual Expenses:
Annual Net Inc: 59,700.00
Total Units: 5
Building Name/ #:
Total Num Bldg: 3
Property Style: Quadruplex
SqFt Source: Owner Provided
Heated Area: 3,196 SqFt / 297 SqM
Total Area: 3,500 SqFt / 325 SqM
SqFt Gross: 3,500
New Construction: No
Flood Zone Code: X

Status: Active
List Price: \$599,999
LP/SqFt: \$187.73
Year Built: 1930
Special Sale: None
ADOM: 5
CDOM: 5

Proj Comp Date:

Add this to your portfolio while it's available. Brand new Metal roof , All new AC system many other updates this past year. Income-producing quadplex with 4 of 5 units fully leased, offering immediate cash flow. . Ready to be a big part of your growing Winter Haven Portfolio This well-maintained multifamily investment property features functional layouts, reliable tenants, and strong rental demand. One vacant unit provides upside potential. Conveniently located near shopping, dining, schools, and major roadways. Ideal for investors seeking passive income, portfolio growth, or a value-add opportunity.

Beds Total: 9 Baths Total: 6

<u>Units</u>	<u># Beds</u>	<u># Baths</u>	<u># FB</u>	<u># HB</u>	<u># of Units</u>	<u># Occupied</u>	<u>Exp Rent</u>	<u>Sq Ft Heated</u>	<u>Garage Spcs</u>	<u>Garage Att.</u>
Type: 4 Bedroom Or More	4	2	2	0	1	1	\$1,699			
Type: 1 Bedroom	1	1	1	0	1	1	\$1,100			
Type: 1 Bedroom	1	1	1	0	1	1	\$925			
Type: 2 Bedroom	2	1	1	0	1		\$1,089			
Type: 1 Bedroom	1	1	1	0	1	1	\$1,015			

Land, Site, and Tax Information

Legal Desc: COKER A B ADD PB 5 PG 42 IN S21/28 T28 R26 BLK 4 LOTS 3 & W 30 FT OF 4

Lot Dimensions:

SE/TP/RG: 28-28-26

Subdivision #:

Tax ID: [26-28-28-596500-004030](#)

Taxes: \$3,335.00

CDD: No

Homestead:

Flood Zone Code: X

Alt Key/Folio #: 28-28-26-596500-004030

Subdivison Name: COKER A B ADD

Additional Parcel: No

of Parcels:

Floor #:

Building Elevator:

Water Frontage: No

Water Access: No

Water View: No

Zoning: R-3

Future Land Use:

Zoning Comp:

Tax Year: 2025

Development:

Flood Zone Date: 12/22/2016

Lot Size:

11,204 SqFt / 1,041 SqM

Section #: 28

Block/Parcel: 4

Front Exposure:

Lot #: 3

Plat Book/Page: 5-42

Flood Zone Panel: 12105C0365G

Subdiv/Condo:

Additional Tax IDs:

Tot Acreage: 1/4 to less than 1/2

Annual CDD Fee:

Water Name:

Water Extras: No

Interior Information

A/C: Central Air

Flooring Covering:

Heated Area Source: Owner Provided

Total Area: 3,500 SqFt / 325 SqM

Heated Area: 3,196 SqFt / 297 SqM

Fireplace: No

Fireplace Desc:

Heat/Fuel: Heat Pump

Security Feat:

Water: Public

Sewer: Public Sewer

Interior Feat: Ceiling Fans(s), Thermostat, Walk-In Closet(s)

Utilities: Cable Connected, Electricity Connected, Public, Sewer Connected

Individually Metered:

Exterior Information

Pool: None

Ext Construction: Stucco

Garage: No

Garage Dim:

Carport: No

Roof: Metal

Ext Features: Other

Road Surface Type: Asphalt

Foundation: Block

Green Features

Green Energy Generation:

Green Energy Generation Y/N: No

Community Information



Michael Hochadel
BHHS FLORIDA PROPERTIES GROUP
mhochadel@bhhsflpg.com
Ph: 863-604-0018

Master Assn/Name: No
Mo Maint\$(add HOA):
Housing for Older Per: No
Elementary School: [Fred G. Garnier Elem](#)

FCHR Website:

Master Assn Fee:
Condo Fees: \$0.00 /
Affidavit YN:
Middle School: [Denison Middle](#)

Master Assn Ph:
Monthly Condo Fee:
Expire Renewal Date:
High School: [Winter Haven Senior](#)

List Agent: [Michael Hochadel](#)
List Agent E-mail: mhochadel@bhhsflpg.com

Realtor Information

List Agent ID: 265580174
List Agent Fax: 863-701-2386

List Agent Direct: 863-604-0018
List Agent Cell: 863-604-0018
List Office Phone: 863-701-2350
List Office Fax: 863-701-2386
Call Center #:
LP/SqFt: \$187.73

List Office: [BHHS FLORIDA PROPERTIES GROUP](#)
List Office ID: 265502292
On Market Date: 01/15/2026
Seller Representation: Transaction Broker
Possession: Close Of Escrow
Owner: 514 AVENUE C LAND TRUST
Tenant:
Expiration Date: 05/31/2026
Delayed Distribution YN: No
Delayed Dist. Date:

Listing Type: Exclusive Right To Sell
Listing Service Type: Full Service
Spec List Type: Exclusive Right To Sell
Realtor Info: As-Is

Showing Instructions: Call Listing Agent, Combination Lockbox, See Remarks
Showing Considerations: See Remarks

Driving Directions: From the North Travel south on US-17 toward Winter Haven. As you enter the city, continue toward the downtown area. Turn right onto Central Avenue if needed to align east to west. Turn right onto 1st Street N heading south, then turn left onto Avenue C NE. Continue to 514 Avenue C NE, which will be on the right. From the South Head north on US-17 toward central Winter Haven. Continue into the downtown grid. Turn left to connect with 1st Street N, then turn left onto Avenue C NE. Proceed to 514 Avenue C NE on the right. From the East Take SR-542 Central Avenue west into Winter Haven. Turn left onto 1st Street N heading south. Turn left onto Avenue C NE and continue to 514 Avenue C NE on the right. From the West Travel east on SR-540 toward Winter Haven. Connect to US-17 and continue toward downtown. Turn right onto Central Avenue if needed, then turn right onto 1st Street N. Turn left onto Avenue C NE and continue to 514 Avenue C NE on the right.

Realtor Remarks: Great property happy tenants and easy transition call for info on lease terms and access will be given after being under contract.

Documents and Disclosures

Flood Disclosure
Seller Property Disclosure

Status of Documents and Disclosures

Attached
Attached

Seller's Preferred Closing Agent	
Closing Agent Name: Tabatha Fuentes Email: tfuentes@capstonetitlellc.com	Phone: 8635772606 Fax:
Address: 740 S Florida Ave Lakeland, Florida 33801	
Closing Company Name: CAPSTONE TITLE LLC	

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