

3919 Whittington Dr, Orlando FL 32817

PROPERTY SPECIFICATIONS

AFTER REPAIR VALUE
\$210,000

WHOLESALE PRICE
\$165,000

PROJECTED ANNUAL RENT
\$19,200

***ESTIMATED REPAIR COST**
\$20,000

SQUARE FEET: 1,922

BEDROOMS: 4

BATHROOMS: 2.5

YEAR BUILT: 1987

CONSTRUCTION: Stucco, Wood Frame

Perfect cash flow opportunity!! Needs very little work to rent out immediately. For retail resale, needs new carpet, kitchen and bathrooms updated, and paint inside and out. Call for showing instructions. First come, first serve!



MyHouseBargains.com

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* Rehab Estimate, Projected Rent and ARV are ESTIMATES based upon MyHouseBargains.com's opinion of current market conditions and our own comparable market analysis. Actual repair costs, rent and/or ARV may vary.

* MyHouseBargains.com is not a licensed contractor, appraiser, or Real Estate Broker or Agent. We highly advise that any investor interested in purchasing our properties obtain their own estimates from licensed professionals prior to purchasing.

3919 Whittington Dr, Orlando, FL 32817-1857, Orange County

Location Information

Neighborhood Code:	0209121-0209121	Property Carrier Route:	C023
Subdivision:	Hunters Trace Unit 01	Census Tract:	164.12
Subdivision #:	3790	Census Block:	00
Township:	22	Census Block Group:	1
Range:	31	Zoning:	R-1A
Section:	07	Zoning Description:	Single Family-R-1a
Lot:	62	School District Name:	Orange County SD
Property ZIP:	32817	Map 1:	251C
Property ZIP 4:	1857	Map 2:	BH03

Tax Information

Folio/Strap/PID (1):	31-22-07-3790-00-620	Tax Area:	11
Folio/Strap/PID (2):	07-22-31-3790-00-620	Total Taxable Value:	\$111,037
Folio/Strap/PID (3):	312207379000620	Plat Book-Page:	12-138
% Improved:	78%		
Legal Description:	HUNTERS TRACE UNIT 1 12/138 LOT 62		

Assessment & Tax

Assessment Year	2014	2013	2012
Just Value - Total	\$137,688	\$100,943	\$98,829
Just Value - Land	\$30,000	\$23,000	\$22,000
Just Value - Improved	\$107,688	\$77,943	\$76,829
Assessed Value - Total	\$111,037	\$100,943	\$98,829
YOY Assessed Change (\$)	\$10,094	\$2,114	
YOY Assessed Change (%)	10%	2.14%	

Tax Year	Total Tax	Change (\$)	Change (%)
2012	\$2,096		
2013	\$2,119	\$23	1.1%
2014	\$2,532	\$413	19.48%

Jurisdiction	Tax Rate
Total Millage Rate	17.6479

Characteristics

County Use Description:	Single Fam Class Iii-0103	Fireplace:	Y
State Use Description:	Single Family-01	Fireplaces:	1
Land Use - CoreLogic:	SFR	Cooling Type:	Central
Building Type:	Single Family	Heat Type:	Forced Air
Bldg Class:	0103	Heat Fuel Type:	Electric
Year Built:	1987	Porch:	Finished/Open Porch
Effective Year Built:	1987	Patio Type:	Patio
Living Square Feet:	1,922	Garage Type:	Garage
Total Building Sq Ft:	2,417	Garage Sq Ft:	483
Heated Sq Ft:	1,835	Roof Type:	Gable
Ground Level Sq Ft:	1,344	Roof Material:	Composition Shingle
2nd Floor Area:	578	Roof Shape:	Gable/Hip
Stories:	2	Interior Wall:	Drywall
Bedrooms:	3	Exterior:	Wood/Stone
Total Baths:	3	Floor Cover:	Carpet
Full Baths:	2	Lot Sq Ft:	7,907
Half Baths:	1	Lot Acres:	0.1815

Features

Feature Type	Size/Qty	Year Built	Value
Patio 1	1	2003	\$1,000

Courtesy of Rob Speciale, My Florida Regional MLS

The data within this report is compiled by CoreLogic from public and private sources. If desired, the accuracy of the data contained herein can be independently verified by the recipient of this report with the applicable county or municipality.

Property Detail

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Page 1 of 2

