

## Residential Income Customer Report



<b>General Information</b>	ML# 2026005276
<b>List Price:</b>	\$379,900
<b>MLS#:</b>	2026005276
<b>Address:</b>	4733-4735 30TH ST SW LEHIGH ACRES, FL 33973
<b>County:</b>	Lee
<b>Status Type:</b>	Resale Property
<b>Unit Tot Sqft/List \$:</b>	
<b>Tot Approx. Liv Area:</b>	2,362
<b>Property ID:</b>	05-45-26-04-00021.0090
<b>Lot:</b>	9
<b>Block/Bldg:</b>	
<b>Zoning:</b>	RM-2
<b>Potential Short Sale:</b>	No
<b>Virtual Tour URL:</b>	<a href="https://www.propertypanorama.com/instaview/fgcmls/2026005276">https://www.propertypanorama.com/instaview/fgcmls/2026005276</a>

### Detailed Property Information

ML# 2026005276

**Property Information:** Investor's Dream! This well-maintained duplex is a rare find, offering strong cash flow and long-term stability. Each spacious unit features 2 bedrooms, 2 baths, vaulted ceilings, open-concept living, tile flooring throughout, Dryer/laundry hookup. Tenants also enjoy screened porches and a play area in the backyard. Recent upgrades deliver peace of mind: new roof (2023), updated kitchen appliances, and fresh interior paint in both units. Enjoy year-round comfort with central A/C, plus everyday conveniences like a dishwasher, refrigerator, and a walk-in closet. Perfectly located just minutes from Highway 82 and Gateway High School, you'll love being at the heart of Lehigh Acres living—close to schools, shops, and everything you need. Don't miss out on this fantastic leasing opportunity! Schedule a showing today and make this beautiful duplex your next home.

<b>Private Pool:</b>	No	<b>Total Buildings:</b>	2
<b>Private Spa:</b>	No	<b>Cable:</b>	No
<b>Building Style:</b>	Duplex	<b>Elevator:</b>	None
<b>Units In Building:</b>	2	<b>Approx. Lot Size:</b>	100x124x100x124
<b>Amenities:</b>	Play Area, Streetlight	<b>Community Ty:</b>	No Subdivision, Non-Gated
<b>Boat Access:</b>	None	<b>Golf Type:</b>	No Golf Available
<b>Cooling:</b>	Central Electric	<b>Exterior Finish:</b>	Stucco
<b>Heat:</b>	Central Electric	<b>Exterior Features:</b>	Other
<b>Gas YN:</b>	No	<b>Sewer:</b>	Septic
<b>Gas Description:</b>		<b>Water:</b>	Well
<b>Construction:</b>	Concrete Block	<b>Windows:</b>	Single Hung
<b>Flooring:</b>	Tile	<b>Waterfront Desc.:</b>	None
<b>Irrigation:</b>	Well		
<b>Lot Desc.:</b>	Regular		
<b>Road:</b>			
<b>Roof:</b>	Shingle		
<b>Tenant Pays:</b>	Application Fee, Cleaning Fee, Credit Application, Full Electric, Internet Access, Lawn Care, Lawn Service, Pest Control, Water System Maint		
<b>Listing Broker:</b>	Sharma & Sharma Realty Inc		

### Unit Information

ML# 2026005276

Bedrooms	Full Baths	Half Baths	Approx Living Area	Garage	Space	Carport Spaces	Furnished	Efficiency	Monthly Gross Inc	Parking
3 Bed	2	0	1,181	2	0		Unfurnished	No	\$0	2 Unassigned, Unde
<b>Equip Incl:</b> Cooktop, Dishwasher, Refrigerator, Refrigerator/Ice, Smoke Detector, Washer/Dryer Hookup										
<b>Rooms:</b> Great Room, Laundry in Residence, Screened Lanai/Porch										
3 Bed	2	0	1,181	2	0		Unfurnished	No	\$0	2 Unassigned, Unde
<b>Equip Incl:</b> Cooktop, Dishwasher, Refrigerator, Refrigerator/Ice, Smoke Detector, Washer/Dryer Hookup										
<b>Rooms:</b> Great Room, Laundry in Residence, Screened Lanai/Porch										

**Video and/or audio surveillance with recording capability may be in use on these premises. Conversations should not be considered private.**

The source of the foregoing property information is a database compilation of an organization that is a member of the Southwest Florida Multiple Listing Service. Each Southwest Florida Multiple Listing Service member organization owns the copyright rights in its respective proprietary database compilation, and reserves all such rights. Copyright © 2026. The foregoing information including, but not limited to, any information about the size or area of lots, structures, or living space, such as room dimensions, square footage calculations, or acreage is believed to be accurate, but is not warranted or guaranteed. This information should be independently verified before any person enters into a transaction based upon it.