

# \$350,000 - 1701 23rd St, NICEVILLE

MLS® #877053

## \$350,000

5 Bedroom, 4.00 Bathroom, 2,200 sqft  
Residential on 0.25 Acres

MINGER S/D, NICEVILLE, FL

A rare find in Niceville. Four bedrooms, two and a half baths in the main house and an attached mother-in-law suite with its own bedroom, full bath, full kitchen and screened sunroom. Corner lot with extra parking in front. Fully fenced backyard with storage building. Sunken living room with wood-burning fireplace. Tankless gas water heater provides unlimited hot water. Gas range in kitchen and gas heat. Great investment opportunity as home is occupied by a long-term tenant who would be happy to stay. Current lease is month-to-month.

Built in 1960

## Essential Information

MLS® #	877053
Price	\$350,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,200
Acres	0.25
Year Built	1960
Type	Residential
Sub-Type	Detached Single Family
Style	Ranch
Status	Active



## Community Information

Address	1701 23rd St
Area	Niceville
Subdivision	MINGER S/D
City	NICEVILLE
County	OKALOOSA
State	FL
Zip Code	32578

## Amenities

Utilities	Electric Available, Gas - Natural, Phone Available, Septic Tank, TV Cable Available
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## Interior

Interior Features	Breakfast Bar, Fireplace, Floor Laminate, Floor Tile, Floor WW Carpet, Furnished - None, Guest Quarters, Pantry, Washer/Dryer Hookup
Appliances	Dishwasher, Microwave, Refrigerator W/Ice Maker, Smoke Detector, Stove/Oven Gas
Heating	Heat: Central Gas
Cooling	A/C: Central Electric
Fireplace	Yes
Fireplaces	Fireplace
# of Stories	1

## Exterior

Exterior	Block, Roof Dimensional Shingle, Siding Brick Some
Exterior Features	Fenced Back Yard, Porch Screened, Yard Building
Lot Description	Corner, Survey Available
Roof	Block, Roof Dimensional Shingle

## School Information

Elementary	PLEW
Middle	Ruckel
High	NICEVILLE

## Additional Information

Zoning	Residential Single Family
HOA Fees	0.00

## Listing Details

Listing Office

Live 30A Real Estate LLC

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