



4313 Georgetown Drive

\$224,900

Single Family Residence · Orlando, FL 32808

3

beds

2

baths

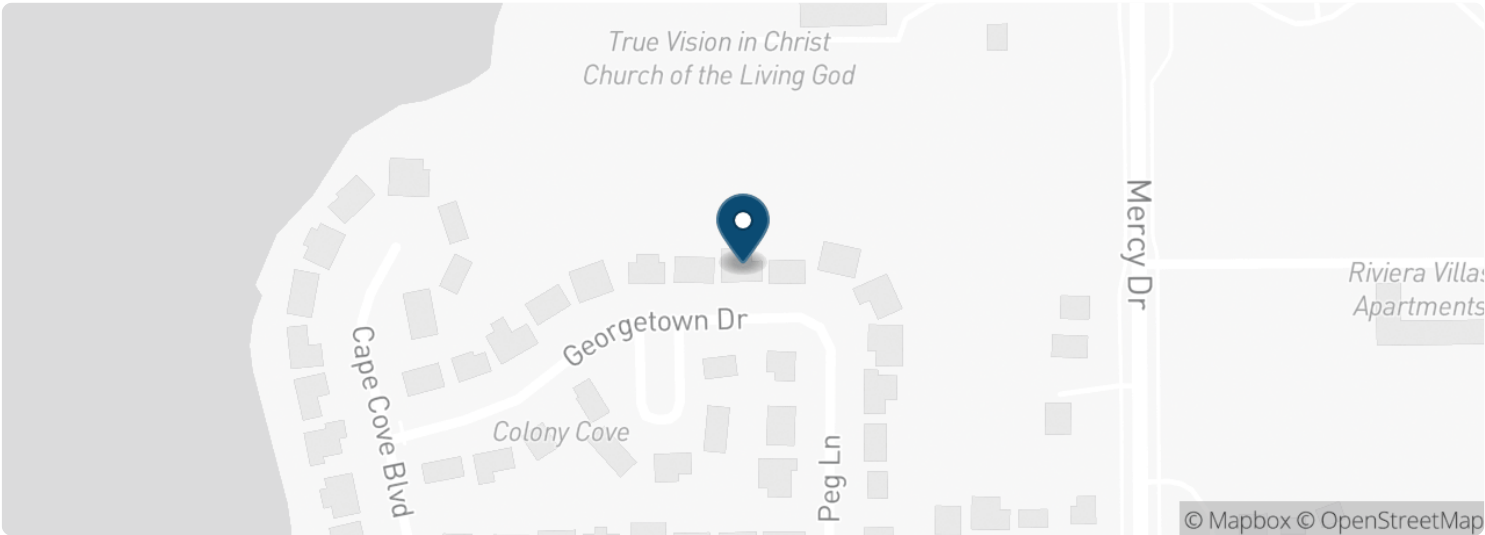
1,759

sqft



[View online](#)

Year built	Price per sqft	Days on market	Listed	MLS #
1968	\$128	143 days	May 18, 2026	O6408740



Property overview

About this property

The bones are here. The opportunity is real. The seller is ready to close. THE PROPERTY: This 3-bedroom, 2-bathroom single-family home sits on a 7,067 SF lot in the Colony Cove subdivision of Orlando's 32808 zip code. The home offers 1,759 SF of heated living area, a finished 1-car garage (338 SF), and an existing enclosed rear porch (220 SF) — all on a quiet residential street. Built in 1968 on a concrete block and cinder block foundation, the structure is solid and provides a strong platform for a complete renovation. 4-BEDROOM / 3-BATH CONVERSION OPPORTUNITY: The existing 220 SF enclosed rear porch can be converted into a fully permitted, conditioned 4th bedroom and 3rd bathroom — bringing the home to approximately 1,979 SF as a 4-bedroom, 3-bath layout. This creates a private suite configuration ideal for multigenerational living, a primary suite addition, or maximizing rental income potential. Buyer to independently verify all conversion feasibility and permitting requirements with Orange County Building and Zoning prior to closing. FULL SCOPE OF WORK REQUIRED: This property requires a complete top-to-bottom renovation. The following systems and areas need full replacement or remodel: electrical, plumbing, HVAC and ductwork, kitchen, bathrooms, flooring, and roof. OPPORTUNITY ZONE: This property is located in a federally designated Opportunity Zone — Census Tract #12095018700. Qualifying investors utilizing an Opportunity Zone Fund structure may be eligible for significant capital gains tax advantages. Buyer to consult their tax advisor for details. SELLER'S TERMS — READ BEFORE SUBMITTING AN OFFER: Seller is firm on list price. There will be no price reductions, credits, repairs, or concessions of any kind. This property is being sold strictly AS-IS. Any inspection is for the buyer's informational purposes only and will not affect the price or terms of the sale. Any offer containing assignable contract language, an option to assign, or any mechanism allowing the transfer of contract rights to a third party will be immediately rejected and disqualified without response or counter. Buyer is responsible for all due diligence including title search, lien search, code violation review, permit history, survey, inspection, and independent verification of all square footage, room dimensions, and property condition prior to closing. Seller makes no representations or warranties as to the condition, size, or compliance status of the property. Buyer must independently verify all information with Orange County Building, Zoning, and relevant municipal authorities prior to closing.

Seller information

IIINVESTOR REHAB OPPORTUNITY | SOLID CONCRETE BLOCK | PRICED FOR CONDITION | SELLER FIRM ON LIST PRICE Attention investors and owner-occupant buyers with vision — this is your chance to acquire a solid concrete block single-family home in the Lake Lawne Shores neighborhood of Orlando and build immediate equity through a full renovation.

Key features

LEVELS

One

LOT

7,067 sqft

FACES

Northwest

PARKING

1-car garage

Property & ownership details

Home

Property type	Single Family Residence	Year built	1968
Faces	Northwest	Rooms	7
Building stories	1	Living area	1,759 sqft
Total building area	7,067 sqft	Levels	One
Bedrooms	3	Bathrooms	2
Full bathrooms	2	Cooling	Central Air
Heating	Central	Lot size	7,067 sqft
Construction materials	Block, Concrete	Roof	Shingle

Accommodation & amenities

Appliances	None	Flooring	Other
Laundry	Inside, Other	Exterior features	None

Parking & access

Attached garage	Yes	Garage spaces	1
Covered spaces	1	Road surface	Paved

Community & HOA

Homeowners association	No	Land lease	No
Senior community	No		

Utilities & services

Utilities	Water Available
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Price & sale history

Asking price reduced by \$25,000 (10%) since first listed.

Date	Event	Price	Change
Aug 29, 2026	Price reduced MLS #O6408740	\$224,900	-10% -\$25,000
May 18, 2026	Listed for sale MLS #O6408740	\$249,900	—

History may be incomplete.

Stellar MLS / IDX



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Stellar (MFR) data last updated at October 8, 2026 at 4:01 AM EDT