



# 18 S Primrose Drive

\$205,000

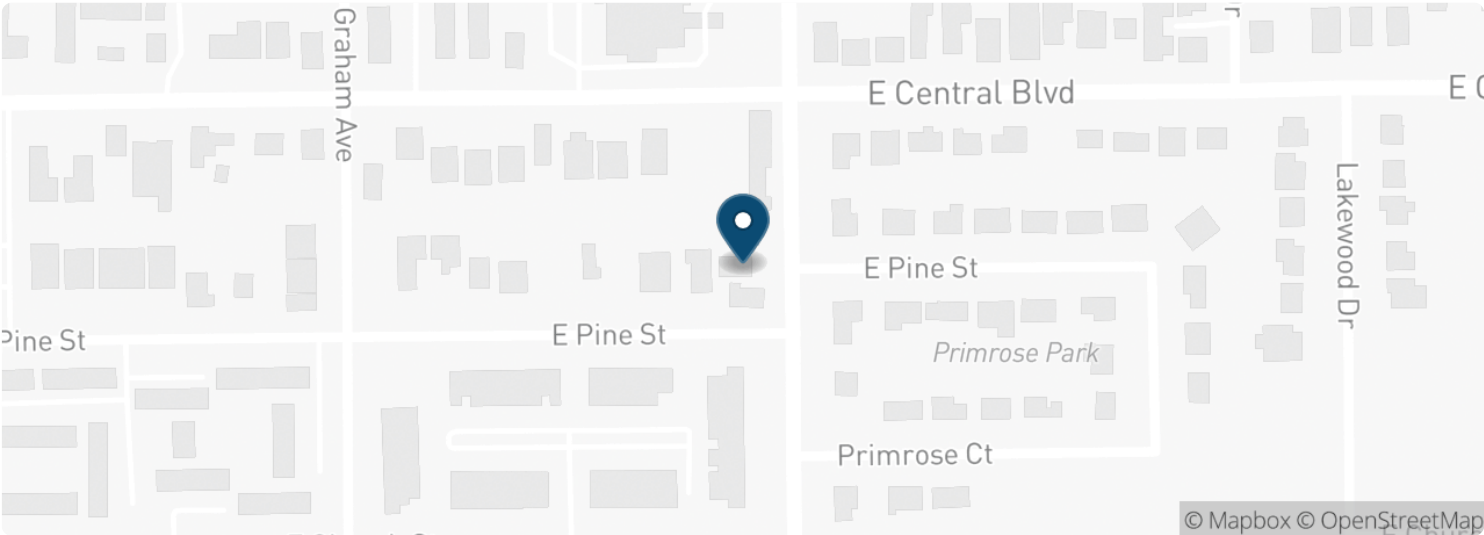
Single Family Residence · Orlando, FL 32803

3 beds | 2 baths | 921 sqft



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|            |                |                |              |          |
|------------|----------------|----------------|--------------|----------|
| Year built | Price per sqft | Days on market | Listed       | MLS #    |
| 1948       | \$223          | 22 days        | Sep 16, 2026 | O6442462 |



## Property overview

### About this property

Investor, builder and redevelopment opportunity in the highly desirable Milk District 32803 area near Downtown Orlando. Renderings presented in this listing are for display purposes only and the exact renderings with plans been submitted to city officials for approval. Existing one-story residence sits on an approximately 3,107 SF lot and offers multiple potential strategies: complete a full renovation of the existing home or pursue demolition and new construction. The existing structure has a new roof but requires substantial interior renovation and additional exterior/electrical work, making this an ideal project for an experienced rehabber, contractor or builder. Based on discussions with the City of Orlando regarding the site, the property may support new residential construction with heated living area of up to approximately 50% of the lot area, or approximately 1,554 heated SF, subject to final plans, setbacks, permitting, zoning review and City approval. The narrow infill site creates an opportunity for a thoughtfully designed multi-story residence that maximizes the allowable building envelope. Property is being offered for its renovation and redevelopment potential. Existing improvements are sold as-is. Buyers and buyers' agents should independently verify zoning, legal lot status, permitted bedroom/bath count, square footage, setbacks, building envelope, utilities and all development requirements directly with the City of Orlando.

### Key features

#### LEVELS

One

#### LOT

3,107 sqft

#### FACES

East

#### PETS

Dogs OK, Cats OK

## Property gallery



## Property gallery



## Property & ownership details

### Home

|                        |                         |             |            |
|------------------------|-------------------------|-------------|------------|
| Property type          | Single Family Residence | Year built  | 1948       |
| Faces                  | East                    | Rooms       | 3          |
| Building stories       | 1                       | Living area | 921 sqft   |
| Total building area    | 1,126 sqft              | Levels      | One        |
| Bedrooms               | 3                       | Bathrooms   | 2          |
| Full bathrooms         | 2                       | Cooling     | Other      |
| Heating                | Other                   | Lot size    | 3,107 sqft |
| Construction materials | Other, Wood Siding      | Roof        | Shingle    |

### Accommodation & amenities

|            |         |                   |       |
|------------|---------|-------------------|-------|
| Appliances | None    | Flooring          | Other |
| Laundry    | Outside | Exterior features | None  |

### Parking & access

|              |         |
|--------------|---------|
| Road surface | Asphalt |
|--------------|---------|

### Community & HOA

|                        |    |              |                  |
|------------------------|----|--------------|------------------|
| Homeowners association | No | Land lease   | No               |
| Senior community       | No | Pets allowed | Dogs OK, Cats OK |

# Price & sale history

| Date         | Event                            | Price     | Change |
|--------------|----------------------------------|-----------|--------|
| Sep 26, 2026 | Listed for sale<br>MLS #O6445141 | \$205,000 | —      |
| Sep 16, 2026 | Listed for sale<br>MLS #O6442462 | \$205,000 | —      |

History may be incomplete.

Stellar MLS / IDX



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