

\$97,000 - 1203 N C Street, Pensacola

MLS® #1006726

\$97,000

3 Bedroom, 2.00 Bathroom, 1,088 sqft

Detached Single Family on 0.17 Acres

WEST KING TRACT, Pensacola, FL

Investor Opportunity - Renovation, Rebuild, or
Redevelopment Potential

Positioned in a highly accessible Pensacola location, this 3-bedroom, 2-bath property presents a compelling opportunity for investors, builders, or experienced renovators. The home features an eat-in kitchen, covered carport, and a sizable backyard, offering a flexible footprint for renovation or expansion. A detached utility workshop adds further value, with potential for conversion into a guest suite, studio, or additional functional space--or removal to maximize lot utilization for new construction.

Recent improvements include a 2021 roof, New Windows, New Doors, and shower inserts(all pictured). The seller will also provide engineered plans and a survey (valued at \$5,000) with an accepted offer, offering a significant head start for redevelopment or permitting.

Ideally located just 5 minutes from downtown Pensacola, 8 minutes to Publix, and 15 minutes to Pensacola Beach, this property combines convenience with strong upside potential.

Property is being sold AS-IS. Seller will make no repairs. All measurements are approximate and should be independently verified by the buyer.



Built in 1961

Essential Information

MLS® #	1006726
Sold Price	\$97,000
List Price	\$99,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,088
Acres	0.17
Year Built	1961
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Contemporary
Status	Sold

Community Information

Address	1203 N C Street
Area	08 - Escambia County
Subdivision	WEST KING TRACT
City	Pensacola
County	Escambia
State	FL
Zip Code	32501

Amenities

Utilities	Electric, Public Sewer, Public Water
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Interior

Cooling	None
# of Stories	1

School Information

Elementary	Global Learning Academy
Middle	Warrington
High	Pensacola

Additional Information

Days on Website	74
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Zoning Resid Single Family, Unrestricted

Listing Details

Listing Office EXP Realty LLC

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