

**RENTAL**

**Customer Full Report**

**MLS...** 632500      **Prop Type:** RD  
**Status:** Active  
**Update Date:** 9/1/2023  
**Address:** 7705 W GADSDEN ST  
 Unit #  
 PENSACOLA      FL      32506  
**County:** ESCAMBIA  
**Subdivision:** ROYAL PINES  
**Project Name:** N/A

**List Price:** \$1,300  
**Rental Price:**  
**Approx Sqft:** 1,104  
**# Bedrooms:** 3  
**# Full Baths:** 1  
**# Half Baths:** 1  
**Year Built:** 1960



**Elem:** MYRTLE GRO **High:** ESCAMBIA  
**Middle:** WARRINGTON



**Parcel #** 112S313000000008

**Dir:** From N. Fairfield Dr. turn east onto Gadsden St. House will be on your right between N 78th Ave. & N 77th Ave. From Jackson St. turn north onto 77th Ave. then turn left onto Gadsden St. House will be on your left.

**Legal:** LT 8 ROYAL PINES PB 4 P 98 OR 7071 P 1456

Newly renovated home. Tile & laminate flooring throughout. Freshly painted walls, updated kitchen. New roof installed December 2019. Backyard is large and fenced in.

Room Type	Lvl	Dimensions	DESIGN	1 STORY	FLOORS	TILE
Family Room	1	23x15	<b>ROOF</b>	COMPOSITE SHINGLE	<b>COOLING</b>	CENTRAL ELECTRIC
Kitchen	1	14x8	<b>HEATING</b>	CENTRAL ELECTRIC		
Dining Area	1	11x8	<b>ELECTRICAL</b>	CIRCUIT BREAKER, COPPER WIRING		
Bedrm: Addtnl	1	12x9				
Bedrm: Addtnl	1	11x11				
Bedrm: Addtnl	1	11x10				
Bath: Full	1	8x5				
			<b>EXTERIOR</b>	BACKYARD FENCE, CHAIN LINK		
			<b>INTERIOR</b>	ADD'L STORAGE, ALL BLINDS, BASEBOARDS, CABLE AVAILABLE, CEILING FANS		
			<b>KITCHEN FEATURES</b>	ELECTRIC STOVE		
			<b>DINING TYPE</b>	FORMAL DINING ROOM		
			<b>MISC EQUIPMENT</b>	SMOKE DETECTOR		
			<b>ENERGY</b>	CEILING FANS, DOUBLE PANE, INSULATED DOORS		

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**Lot Size** 67x120  
**Parking Spaces**  
**Water Frontage**

**UTILITIES**  
ALL UTILITIES

**PAID BY**  
TENANT

**Date Available** 8/29/2023  
**Sec Deposit** 1,300  
**Immediate Occupancy** Yes  
**Credit Check** Yes  
**Occupancy Status** VACANT (PREVIOUSLY OCCUPIED)  
**Contingency Reason**  
**LO - Ofc Name** ERIC GLEATON REALTY, INC

**Assignment of Interest**  
**Pets Considered** Yes  
**Pet Fee** 350  
**PET OPTIONS** UPON APPROVAL

ERIC GLEATON REALTY, INC - OFC: 850-477-5908

**Ro-Comp** 10%

The buyer agent compensation offered only applies to participants and data share members of the Pensacola Association of REALTORS® Multiple Listing Service.

