

\$199,999 - 2045 Dorrance Street, PHILADELPHIA

MLS® #PAPH2530984

\$199,999

2 Bedroom, 1.00 Bathroom, 840 sqft

Residential on 0.02 Acres

NONE AVAILABLE, PHILADELPHIA, PA

FOR SALE-2045 DORRANCE STREET,
PHILADELPHIA, PA19145

Great opportunity in south Philly! This 2-bedroom, 1-bathroom is BEING SOLD AS IS- The owner will make repairs. Perfect for investors or buyer who looking to renovate and create their dream home in rapidly growing neighborhood.

Highlights:

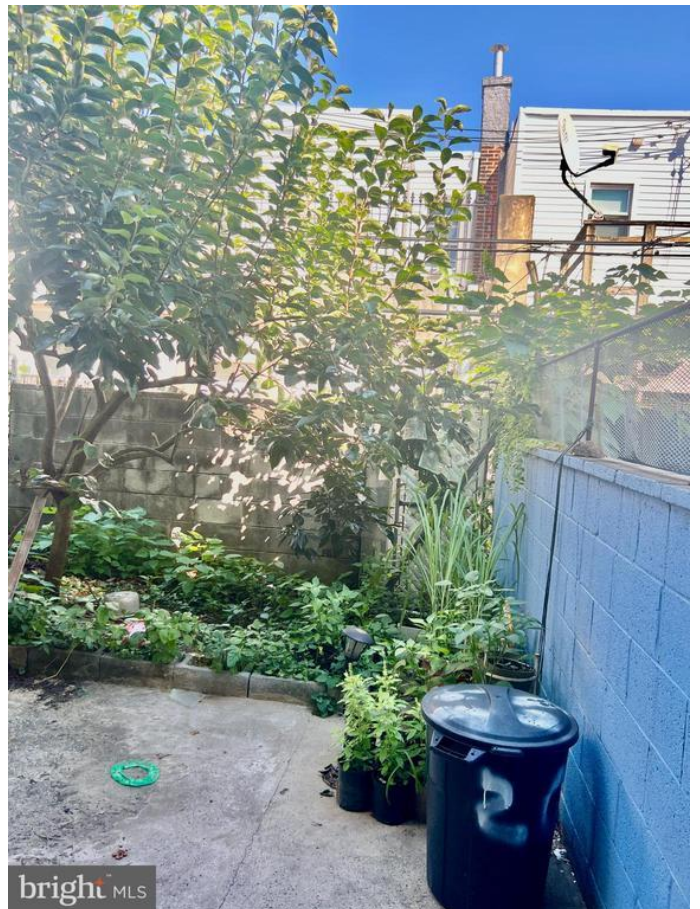
- . AFTER RENOVATE VALUE (ARV) -above \$3000K + strong investment potential
- . New roof installed in 2024
- .Force air gas heating system-Ductwork in place, easy to upgrade to central air
- .Backyard space-potential to expansion or create a private garden
- .Conveniently located near Snyder avenue, public transportation (bus and train), grocery stores, restaurant and more
- . Easy access to center city Of Philadelphia

This home is owner occupied and ready for it next chapter. Whether you are looking to flip, invest or renovate for yourself, this property offer tremendous value in one of the city's most desirable areas.

Don't miss your chance to own the house in south Philly! Schedule your showing today.

Built in 1920

Essential Information



MLS® #	PAPH2530984
Price	\$199,999
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	840
Acres	0.02
Year Built	1920
Type	Residential
Sub-Type	Interior Row/Townhouse
Style	Bilevel
Status	Active

Community Information

Address	2045 Drrance Street
Area	19145
Subdivision	NONE AVAILABLE
City	PHILADELPHIA
County	PHILADELPHIA-PA
State	PA
Municipality	PHILADELPHIA
Zip Code	19145

Interior

Heating	Forced Air
Cooling	Ceiling Fan(s), Wall Unit
Has Basement	Yes
Basement	Full
# of Stories	2
Stories	2 Story

Exterior

Exterior	Brick and Siding
Roof	Asphalt
Foundation	Stone

School Information

District	PHILADELPHIA CITY
----------	-------------------

Additional Information

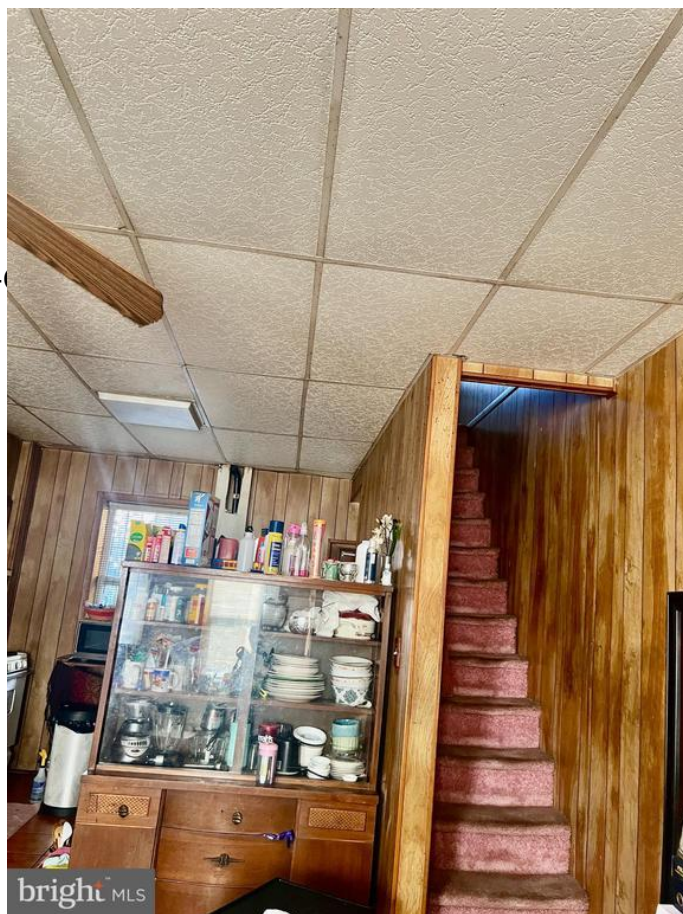
Date Listed August 25th, 2025

Days on Market 62

Zoning MR1

Listing Details

Listing Office Keller Williams Real Estate Tri-C



© 2025 BRIGHT, All Rights Reserved. Information deemed reliable but not guaranteed. The data relating to real estate for sale on this website appears in part through the BRIGHT Internet Data Exchange program, a voluntary cooperative exchange of property listing data between licensed real estate brokerage firms in which Compass participates, and is provided by BRIGHT through a licensing agreement. Real estate listings held by brokerage firms other than Compass. are marked with the IDX logo and detailed information about each listing includes the name of the listing broker. The information provided by this website is for the personal, non-commercial use of consumers and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Some properties which appear for sale on this website may no longer be available because they are under contract, have Closed or are no longer being offered for sale. Some real estate firms do not participate in IDX and their listings do not appear on this website. Some properties listed with participating firms do not appear on this website at the request of the seller. Listing information last updated on October 25th, 2025 at 4:45pm EDT