

# \$853,000 - 240 Avalon Boulevard, Miramar Beach

MLS® #934786

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## \$853,000

3 Bedroom, 2.00 Bathroom, 2,280 sqft  
Detached Single Family on 0.18 Acres

AVALON BEACH ESTATES, Miramar Beach, FL

Walk to the Private Beach! Highly sought after home in Avalon Beach Estates just a short walk to the beach! 3BR/2BA split floor plan with 2 car garage and paver driveway.

Plantation shutters on front door and all windows, 9ft ceilings and crown molding.

Kitchen features include GE Profile stainless steel appliances, white cabinets and Corian countertops. Huge primary bedroom with large walk-in closet, double sinks & jetted tub & separate shower. Lanai not included in the square footage but is heated/cooled.

Neighborhood has a Private Beach, Seasonally Heated Community Pool, Tennis Courts, Pickle Ball Courts, Basketball Goal, & Shuffleboard. New roof in 2020, new water heater in 2023, new disposal in 2023.

Hurricane Shutters and low HOA fees. All dimensions to be verified by buye



Built in 1998

## Essential Information

MLS® #	934786
Sold Price	\$853,000
List Price	\$949,100
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,280
Acres	0.18

Year Built	1998
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Ranch
Status	Sold

### **Community Information**

Address	240 Avalon Boulevard
Area	15 - Miramar/Sandestin Resort
Subdivision	AVALON BEACH ESTATES
City	Miramar Beach
County	Walton
State	FL
Zip Code	32550

### **Amenities**

Amenities	Beach, Pets Allowed, Pickle Ball, Pool, Tennis
Utilities	Electric, Gas - Natural, Phone, Public Sewer, Public Water, TV Cable
Parking Spaces	2
Parking	Garage, Garage Attached
# of Garages	2
Has Pool	Yes
Pool	Community

### **Interior**

Interior Features	Breakfast Bar, Ceiling Crwn Molding, Fireplace Gas, Floor Laminate, Furnished - None, Plantation Shutters, Split Bedroom, Washer/Dryer Hookup
Appliances	Auto Garage Door Opn, Dishwasher, Disposal, Microwave, Refrigerator W/IceMk, Stove/Oven Gas
Heating	Heat Cntrl Electric
Cooling	AC - Central Elect, Ceiling Fans
Fireplace	Yes
Fireplaces	Fireplace Gas
# of Stories	1

### **Exterior**

Exterior	Brick, Roof Composite Shngl, Slab
Exterior Features	Fenced Back Yard, Fenced Privacy, Fireplace, Hurricane Shutters, Lawn

	Pump, Patio Enclosed, Sprinkler System
Lot Description	Interior, Level, Restrictions, Sidewalk, Within 1/2 Mile to Water
Roof	Roof Composite Shngl
Foundation	Slab

### **School Information**

Elementary	Van R Butler
Middle	Bruner
High	South Walton

### **Additional Information**

Days on Website	301
Zoning	Resid Single Family
HOA Fees	1200.00
HOA Fees Freq.	Annually

### **Listing Details**

Listing Office	Crystal Waters Realty Inc
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