

\$350,000 - 1691 Us-98 Apt 306, MARY ESTHER

MLS® #954060

\$350,000

3 Bedroom, 2.00 Bathroom, 1,250 sqft
Condominiums on 0.00 Acres

CHANNEL MARKER 2, MARY ESTHER, FL

Imagine coming home to this top-floor, end unit with stunning waterfront views--it's everything you've been waiting for! Recently updated and impeccably maintained, this condo is move-in ready. Step inside to discover a beautifully updated kitchen with white cabinets and stainless appliances. Easy to care for tile floors and fresh paint throughout the main living areas. The area opens up to a private, 24-foot covered balcony overlooking the water--perfect for enjoying sunsets and fireworks! The condo has one boat slip paid for/reserved for this unit, renewable at only \$150 per year. Brand new hurricane shutters are in place, as well as a 3-year washer/dryer combo. Storage shed included! Sliding doors with built-in hurricane shutters lead from both the living room and master bedroom to the expansive balcony, offering unmatched views right from your doorstep.

The master suite boasts a large walk-in closet with attic access, dual vanity, and a private shower ideal for unwinding after a long day. The condo allows long-term rentals (6+ months), and owners' pets are welcome.

The HOA fee covers the maintenance of the dock and exterior. The condo comes with one assigned parking spot and additional first-come, first-served parking, this condo is as convenient as it is luxurious. Don't miss out on this waterfront gem. Schedule your showing today and start living the coastal lifestyle.



you've always dreamed of!

Built in 1983

Essential Information

MLS® #	954060
Price	\$350,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,250
Acres	0.00
Year Built	1983
Type	Condominiums
Sub-Type	Condominiums
Style	N/A
Status	Active

Community Information

Address	1691 Us-98 Apt 306
Area	Fort Walton Beach
Subdivision	CHANNEL MARKER 2
City	MARY ESTHER
County	OKALOOSA
State	FL
Zip Code	32569

Amenities

Amenities	Dock, No Short Term Rental, Picnic Area, Separate Storage, Waterfront, Pets Allowed
Utilities	Public Sewer Available, TV Cable Available, Underground
Is Waterfront	Yes
Waterfront	Sound
Water View	Sound
Pool	Community, Private

Interior

Interior Features	Floor Tile, Floor WW Carpet, Washer/Dryer Hookup, Breakfast Bar, Fireplace, Split Bedroom, Walls Paneled
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Appliances	Dishwasher, Disposal, Refrigerator, Stove/Oven Electric, Dryer, Washer
Heating	Heat: Central Electric
Cooling	Ceiling Fans
Fireplace	Yes
Fireplaces	Fireplace

Exterior

Exterior	Siding Wood
Exterior Features	Balcony, Boat Slip, Dock

School Information

Elementary	FLOROSA
Middle	BRUNER
High	FORT WALTON BEACH

Additional Information

HOA Fees	475.00
HOA Fees Freq.	Monthly

Listing Details

Listing Office	Coastal Villages Real Estate
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