

# \$599,000 - 2606 Scenic Gulf Dr Unit 2112, MIRAMAR BEACH

MLS® #952253

## \$599,000

1 Bedroom, 2.00 Bathroom, 786 sqft  
Condominiums on 0.00 Acres

MARAVILLA CONDO 1, MIRAMAR BEACH, FL

**SELLER IS MOTIVATED! \$36,000 Price improvement!** Situated in the centrally located Maravilla community, this freshly updated Gulf view one-bedroom, condominium unit is a true gem. Newly painted walls, bunk beds, and hallway, along with new lighting and a hurricane glass door, make this unit feel like a serene oasis by the sea. Enjoy all that the Maravilla community has to offer, including two pools, a fitness center, tennis courts, gated security, a private beach, and more. This unit was designed with relaxation in mind, perfect for soaking up the sun and listening to the soothing sounds of the Gulf. The spacious layout of the unit includes a cozy bedroom, stylish bunk beds for extra guests, 2 bathrooms, and a bright and airy living space. The updated kitchen features modern appliances and plenty of counter space for preparing delicious meals.

Whether you're looking for a vacation retreat or a permanent beachside residence, this Gulf view condominium unit provides the perfect balance of comfort and luxury. Don't miss out on this incredible opportunity to own a piece of paradise in the heart of the beautiful Maravilla community.

Built in 1996

## Essential Information

MLS® # 952253



Price	\$599,000
Bedrooms	1
Bathrooms	2.00
Full Baths	2
Square Footage	786
Acres	0.00
Year Built	1996
Type	Condominiums
Sub-Type	Condominiums
Style	N/A
Status	Active

### Community Information

Address	2606 Scenic Gulf Dr Unit 2112
Area	Miramar/Sandestin Resort
Subdivision	MARAVILLA CONDO 1
City	MIRAMAR BEACH
County	WALTON
State	FL
Zip Code	32550

### Amenities

Amenities	BBQ Pit/Grill, Beach, Community Room, Deed Access, Dumpster, Elevators, Exercise Room, Fishing, Gated Community, Pets Allowed, Pool, Short Term Rental - Allowed, Tennis, TV Cable Available, Waterfront, Whirlpool
Utilities	Electric Available, Public Sewer Available, Public Water Available, TV Cable Available
Is Waterfront	Yes
Waterfront	GULF
Water View	GULF
Has Pool	Yes
Pool	Community

### Interior

Interior Features	Breakfast Bar, Furnished - All, Hallway Bunk Beds, Renovated, Washer/Dryer Hookup, Window Treatment All
Appliances	Dishwasher, Disposal, Dryer, Fire Alarm/Sprinkler, Microwave, Oven:Self Cleaning, Refrigerator W/Ice Maker, Smoke Detector, Smooth Stovetop Rnge, Stove/Oven Electric, Washer

Heating Heat: Central Electric  
Cooling A/C: Central Electric, Ceiling Fans

### Exterior

Exterior Block, Foundation Off Grade, Frame, Roof Metal, Siding Stucco, Trim Vinyl  
Exterior Features Balcony, Patio Covered, Patio Open, Renovated, Tennis Court  
Roof Block, Roof Metal  
Construction Frame  
Foundation Foundation Off Grade

### School Information

Elementary VAN R. BUTLER  
Middle EMERALD COAST  
High SOUTH WALTON

### Additional Information

HOA Fees 2993.96  
HOA Fees Freq. Quarterly

### Listing Details

Listing Office The Premier Property Group

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Listing information last updated on August 14th, 2024 at 8:15am CDT