

# \$499,900 - 406 Le Grand Dr, PANAMA CITY BEACH

MLS® #955930

## \$499,900

2 Bedroom, 2.00 Bathroom, 1,200 sqft  
Detached Single Family on 0.14 Acres

RIVIERA BEACH, PANAMA CITY BEACH, FL

Adorable Nostalgic Vibe Beach Home in the highly desirable west end of Panama City Beach!! Open floor plan with beautiful cedar wood ceiling and wood trim accents to give you a warm welcoming feeling when you walk in the door. This home can be an investment property for long or short term rentals, a second home or your primary residence. This is a golf cart friendly neighborhood, with no hoa and no rental restrictions. Location on the west end is perfect!! Centrally located between Scenic 30A and Pier Park, providing numerous dining, shopping and entertainment options. The Publix Sports complex, Frank Brown Park and walking trails are all within 15 miles. The HVAC was replaced in 2023 and the water heater was replaced in 2020. Measurements are approximate please verify.

Built in 1985

## Essential Information

MLS® #	955930
Price	\$499,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,200
Acres	0.14
Year Built	1985
Type	Detached Single Family



Sub-Type	Detached Single Family
Style	Beach House
Status	Active

### **Community Information**

Address	406 Le Grand Dr
Area	Bay County
Subdivision	RIVIERA BEACH
City	PANAMA CITY BEACH
County	BAY
State	FL
Zip Code	32413

### **Amenities**

Utilities	Electric Available, Public Water Available, Septic Tank
Parking Spaces	1
Parking	Garage: Detached
# of Garages	1

### **Interior**

Interior Features	Breakfast Bar, Furnished - Some, Window Treatment All
Appliances	Dishwasher, Stove/Oven Electric
Heating	Heat: Central Electric
Cooling	A/C: Central Electric, Ceiling Fans
# of Stories	1

### **Exterior**

Exterior	Roof Composite Shingle, Trim Wood, Siding Wood
Exterior Features	Deck Open
Roof	Roof Composite Shingle

### **School Information**

Elementary	WEST BAY
Middle	Surfside
High	ARNOLD

### **Additional Information**

Zoning	Residential Single Family
HOA Fees	0.00

**Listing Details**

Listing Office              Beachy Beach Real Estate

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