

# \$444,800 - 60 Sandprints Dr Unit B8, MIRAMAR BEACH

MLS® #952801

## \$444,800

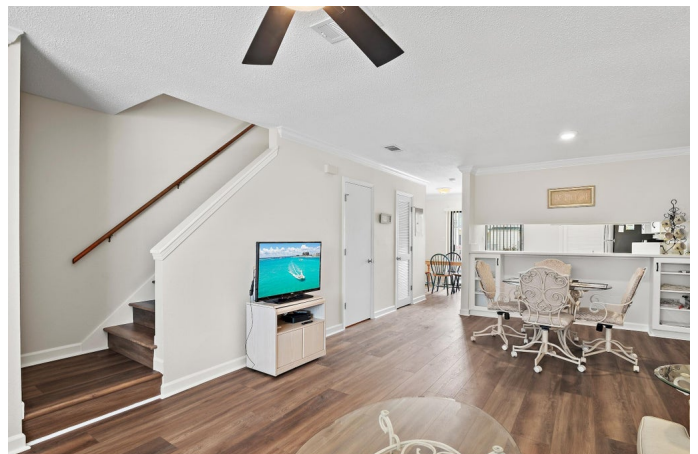
2 Bedroom, 3.00 Bathroom, 1,250 sqft  
Condominiums on 0.00 Acres

### SANDPRINTS CONDO, MIRAMAR BEACH, FL

Unit B-8 at 60 Sandprints Drive is a location that is hard to beat for the price point- it's located within minutes to both the Destin Commons and Silver Sands Factory Outlets, where a plethora of delicious restaurants and coastal shopping abounds, & it's also located on the South side of Highway 98 meaning you can get to the beach in minutes without having to cross a major road. The close proximity to the water is exemplified by the fact that the unit captures gulf views from the primary suite's balcony. The Sandprints neighborhood has a large community pool, and it's only a three to four minute walk to the Miramar Beach Regional public beach access, one of the largest access in town with a sizable parking lot & premium facilities onsite. While enjoying the soft white quartz sand, you can also grab some delicious seafood and drinks at Pompano Joe's, a local favorite that's located at the same beach access.

These amenities and benefits make this condominium ideal for both personal use and as a vacation rental property.

Unit B-8 itself has had several notable upgrades in the last year. It has a brand new hot water heater and new Quartz Countertops in both the kitchen and downstairs half bath! It also features newly installed LVP flooring throughout the main level & in all three bathrooms! The entire interior of the unit has just been freshly painted, had new ceiling fans installed, and new carpet installed in both the primary suite and guest bedroom. The crown



jewels of the renovation are the brand new stainless steel appliances throughout the kitchen including a refrigerator, oven and dishwasher! The inside and outside A/C units were also replaced in 2019. The owners use B-8 for their second home & do not rent it, so the property has had a notable lack of wear-and-tear compared to other units nearby. They also employ a local liaison to take care of the property while they're away and do regular property checks as well as coordinate routine maintenance of all major systems throughout the unit.

The property's common area is well manicured and beautifully landscaped.

Whether you're looking for personal use or for an ideal sub-million dollar rental property, 60 Sandprints Drive unit B-8 is among the hidden jewels of the Emerald Coast and offers more lifestyle and amenities benefits than almost any other community of its kind. That combined with its loving owners who have cared for this property since 2007 coalesce to create a truly unique offering in our market. Contact the listing agent, Michael Tucker, to schedule a private showing of this beautiful property.

Built in 1994

### **Essential Information**

MLS® #	952801
Price	\$444,800
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,250
Acres	0.00
Year Built	1994
Type	Condominiums

Sub-Type	Condominiums
Style	N/A
Status	Active

### **Community Information**

Address	60 Sandprints Dr Unit B8
Area	Miramar/Sandestin Resort
Subdivision	SANDPRINTS CONDO
City	MIRAMAR BEACH
County	WALTON
State	FL
Zip Code	32550

### **Amenities**

Amenities	BBQ Pit/Grill, Community Room, Dumpster, Pool, TV Cable Available, Short Term Rental - Allowed
Utilities	Electric Available, Public Sewer Available, Public Water Available, TV Cable Available
Water View	GULF
Has Pool	Yes
Pool	Community, Pool - In-Ground, Private

### **Interior**

Interior Features	Breakfast Bar, Floor Hardwood, Newly Painted, Pantry, Renovated, Washer/Dryer Hookup, Floor WW Carpet New, Furnished - All, Owner's Closet
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range Hood, Refrigerator W/Ice Maker, Washer, Oven:Self Cleaning, Smoke Detector
Heating	Heat: Central Electric
Cooling	A/C: Central Electric

### **Exterior**

Exterior	Frame, Roof Metal, Siding Vinyl, Foundation Slab On Grade, Trim Vinyl
Exterior Features	Renovated, BBQ Pit/Grill, Balcony, Pool - In-Ground
Roof	Roof Metal
Construction	Frame
Foundation	Siding Vinyl, Foundation Slab On Grade

### **School Information**

Elementary	VAN R. BUTLER
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Middle EMERALD COAST  
High SOUTH WALTON

### **Additional Information**

HOA Fees 600.00  
HOA Fees Freq. Monthly

### **Listing Details**

Listing Office Compass

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