

\$999,000 - 26326 Cotton Bayou Drive Unit 2, Orange Beach

MLS® #339129

\$999,000

4 Bedroom, 4.00 Bathroom, 2,450 sqft
Residential on 1 Acres

Bayou Breeze, Orange Beach, AL

VACANT AND EASY TO SHOW! MAKE A OFFER! YOU CAN HAVE IT ALL! THE BEST DEAL ON THE WATERFRONT! COTTON BAYOU! FABULOUS VIEWS! 4/4 SPACIOUS FLOOR PLAN, W/MASTER OVERLOOKING THE POOL AND COTTON BAYOU! PLENTY OF STORAGE SPACE, NEW COVERED BOAT DOCK, W/LIFT AND LARGE BOAT SLIP! LIGHTED AND READY TO FISH! FULLY FURNISHED W/GRANITE, SS APPLIANCES, READY FOR YOU TO MOVE IN! THE SELLER JUST SATISFIED A CURRENT HOME INSPECTION SO THIS HOME IS READY TO GO! BONUS STORAGE ON GROUND FLOOR! ORANGE BEACH IS GOLF CART FRIENDLY! YOUR LOCATION IS CLOSE TO EVERYTHING! IF YOU ARE LOOKING FOR A FISHERMAN'S/BOATER'S DREAM THIS IS THE PROPERTY FOR YOU! RENTAL PROJECTION AS PER BEACH GETAWAY RENTALS \$85K PER YEAR!



Built in 2004

Essential Information

| | |
|-------------|------------|
| MLS® # | 339129 |
| Price | \$999,000 |
| Sold Price | \$915,000 |
| Closed Date | 2023-06-02 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 4 |

| | |
|----------------|--------------|
| Square Footage | 2,450 |
| Acres | 0.95 |
| Year Built | 2004 |
| Type | Residential |
| Sub-Type | Single Story |
| Status | Closed |

Community Information

| | |
|-------------|---------------------------------|
| Address | 26326 Cotton Bayou Drive Unit 2 |
| Area | Orange Beach 1 |
| Subdivision | Bayou Breeze |
| City | Orange Beach |
| County | Baldwin |
| State | AL |
| Zip Code | 36561 |

Amenities

| | |
|---------------|---|
| Amenities | BBQ Area, Fencing, Fishing, Landscaping, Pool - Outdoor |
| Utilities | Underground Utilities |
| Parking | Attached, Automatic Garage Door |
| View | Direct Bayou Front |
| Is Waterfront | Yes |
| Waterfront | Bayou Front - Building |
| Has Pool | Yes |
| Pool | Community, Association |

Interior

| | |
|-------------------|--|
| Interior | Tile |
| Interior Features | Ceiling Fan(s), Storage |
| Appliances | Dishwasher, Dryer, Microwave, Electric Range, Refrigerator w/Ice Maker, Washer |
| Heating | Electric, Heat Pump |
| Cooling | Zoned, Ceiling Fan(s) |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Living Room, Wood Burning |
| # of Stories | 2 |
| Stories | Two |

Exterior

| | |
|-------------------|---|
| Exterior | Concrete Board, Wood Siding, Wood Frame |
| Exterior Features | Irrigation Sprinkler, Termite Contract |
| Lot Description | Waterfront, Boat Lift |
| Windows | Window Treatments, Double Pane Windows |
| Roof | Metal |
| Construction | Resale |
| Foundation | Pilings |

School Information

| | |
|------------|-------------------------|
| Elementary | Orange Beach Elementary |
| High | Orange Beach High |

Additional Information

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|----------------|--|
| Zoning | Single Family Residence,2+ Family Residence,Within Corp Limits |
| HOA Fees | 350 |
| HOA Fees Freq. | Monthly |

Listing Details

| | |
|----------------|----------------------|
| Listing Office | Kim Ward Realty, Llc |
|----------------|----------------------|

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Listing information last updated on May 12th, 2024 at 8:00am CDT