

\$1,250,000 - 421 Peninsula Boulevard, Gulf Shores

MLS® #343037

\$1,250,000

4 Bedroom, 4.00 Bathroom, 3,562 sqft

Residential on 0 Acres

The Peninsula, Gulf Shores, AL

NEW CONSTRUCTION! Custom built home by GRW Construction Company overlooking the fairway of the # 3 Marsh in The Peninsula. **GOLD FORTIFIED** with anticipated completion of late spring/early summer 2023. Four bedrooms, four full bathrooms, and an 18 ft x 18 ft playroom or 5th bedroom all totaling approximately 3,562 sq ft of living area. The home features a large, fabulous porch fitted for an outdoor kitchen. A 250-gallon gas propane tank. A three-car garage that is wired for electric vehicle. Upscaled Kitchen Aid appliances including a 36" dual fuel commercial style range and 48 " 30 Cu Ft built in side-by-side refrigerator, custom cabinetry, hard surface countertops. Large primary bedroom suite with two walk in closets, free standing soaking tub, walk in shower, double vanities and separate water closet. Adjoining is a private 12ft x 11ft sitting room. LVP flooring throughout living area and bedrooms and tile in all of the baths. Additional features include impact glass windows, foam insulation in ceiling & walls for efficiency, solid core interior doors and coffered ceilings. The Peninsula is a gated community with fabulous amenities: 27 hole golf course, acres of nature preserves and walking trails, a mile long stretch of sandy bay shore with fishing pier and gazebo, tennis courts, fitness center, indoor and outdoor pools, golf & tennis pro shops and clubhouse with grill as well as members club room. The club also has a reciprocal arrangement with The Beach Club Resort, a short distance away



onthe Gulf of Mexico.

Built in 2023

Essential Information

MLS® #	343037
Price	\$1,250,000
Sold Price	\$1,075,000
Closed Date	2023-06-29
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	3,562
Acres	0.39
Year Built	2023
Type	Residential
Sub-Type	Contemporary
Style	Contemporary
Status	Closed

Community Information

Address	421 Peninsula Boulevard
Area	Gulf Shores 1
Subdivision	The Peninsula
City	Gulf Shores
County	Baldwin
State	AL
Zip Code	36542

Amenities

Amenities	Clubhouse, Fitness Center, Fishing, Gazebo, Pool - Indoor, Landscaping, Pool - Outdoor, Steam/Sauna, Tennis Court(s), Gated, Water Access-Deeded
Utilities	Propane, Underground Utilities, Gulf Shores Utilities
Parking	Attached, See Remarks, Three Car Garage, Automatic Garage Door
View	Golf Course View
Waterfront	Bay Access (Wlk <=1/4 Mi), Deeded Access
Has Pool	Yes
Pool	Community, Association

Interior

Interior	Tile, Other Floors-See Remarks
Interior Features	Bonus Room, Entrance Foyer, Other Rooms (See Remarks), Ceiling Fan(s), En-Suite
Appliances	Ice Maker, Other, Gas Range, Refrigerator
Heating	Electric
Cooling	Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	1
Stories	Two

Exterior

Exterior	Brick, Fortified-Gold
Lot Description	On Golf Course
Windows	Double Pane Windows
Roof	Composition
Construction	New Construction
Foundation	Slab

School Information

Elementary	Gulf Shores Elementary
High	Gulf Shores High

Additional Information

Zoning	Single Family Residence
HOA Fees	335
HOA Fees Freq.	Monthly

Listing Details

Listing Office	Re/max Of Gulf Shores @ Peninsula
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