

# \$415,000 - 717 E Canal Drive, Gulf Shores

MLS® #344173

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## \$415,000

3 Bedroom, 2.00 Bathroom, 1,600 sqft  
Residential on 0 Acres

Southport, Gulf Shores, AL

Lovely A-Frame house with character on the Intracoastal canal - access to small dock! Fishing dream! Extra tall 2-story ceiling with front windows overlooking canal water view! Large upstairs master ensuite with beautiful wide plank knotty pine solid wood floors & staircase. Sliding glass door opens to back upper deck with composite decking and retractable Sunbrella canopy. Front deck same with spiral steps. From front double decker view- watch boats, yachts, barges, dolphins & gorgeous sunsets including the Mardi Gras & Christmas lighted boat parades float by! Main floor has 2 large bedrooms and bath. Kitchen has stainless appliances with wine/coffee bar to the great room. Huge detached 2-car garage includes large office/work shop with heat & air. Zoned long term rental 6+ months with upwards income of \$25,000+/year. Most furniture to convey.



Built in 1984

## Essential Information

MLS® #	344173
Price	\$415,000
Sold Price	\$415,000
Closed Date	2023-06-01
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,600

Acres	0.19
Year Built	1984
Type	Residential
Sub-Type	Contemporary
Style	Contemporary
Status	Closed

### Community Information

Address	717 E Canal Drive
Area	Gulf Shores 1
Subdivision	Southport
City	Gulf Shores
County	Baldwin
State	AL
Zip Code	36542

### Amenities

Amenities	None
Utilities	Cable Available, Gulf Shores Utilities
Parking	Detached, Double Garage, RV Access/Parking
View	Canal
Is Waterfront	Yes
Waterfront	Canal Front

### Interior

Interior	Carpet, Tile, Wood
Interior Features	Breakfast Bar, Office/Study, Other Rooms (See Remarks), Vaulted Ceiling(s), Wet Bar
Appliances	Dishwasher, Disposal, Dryer, Microwave, Electric Range, Refrigerator w/Ice Maker, Washer
Heating	Central
Cooling	Central Electric (Cool), Ceiling Fan(s)
Fireplaces	None
Stories	Two

### Exterior

Exterior	Vinyl Siding
Exterior Features	Storage
Lot Description	Less than 1 acre, Level, Few Trees, Waterfront, Pier

Windows	Window Treatments
Roof	Metal
Construction	Resale
Foundation	Slab

### **School Information**

Elementary	Gulf Shores Elementary
Middle	Gulf Shores Middle
High	Gulf Shores High

### **Additional Information**

Zoning	Single Family Residence
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### **Listing Details**

Listing Office	Roberts Brothers Inc. Gulf Coa
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