

# **\$1,199,000 - 23450 Perdido Beach Boulevard Unit 3209, Orange Beach, AL**

MLS® #345927

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## **\$1,199,000**

3 Bedroom, 4.00 Bathroom, 1,959 sqft  
Residential on 9 Acres

Phoenix West II, Orange Beach, AL

Experience the ultimate in luxury ownership with this exquisite 3-bedroom, 4-bathroom PENTHOUSE condo in Orange Beach.

Phoenix properties are renowned for luxurious beachfront condos and endless amenities. This condo is beautifully furnished with travertine tile, crown molding, granite countertops, stainless steel appliances, custom cabinetry, recessed lighting, and a tray ceiling. The kitchen is a chef's dream, featuring granite countertops, top of the line stainless appliances, custom cabinetry, a wet bar with an under counter ice maker and an expansive breakfast bar! The master bathroom features a dual vanity with her/hers sinks, a Jacuzzi tub, a separate stand-up shower, and ample storage with a large walk-in closet. The balcony is the most important component of any beachfront unit, and this expansive covered terrace certainly delivers. Panoramic views of the shimmering Gulf can be appreciated from every angle. With plenty of space on the balcony, you can enjoy the tranquil sounds of the surf while taking in the stunning views. In addition to the luxurious amenities, this penthouse also features a huge climate-controlled storage room, an "owners only" private elevator and covered parking area. Don't miss this opportunity to own a piece of paradise in Orange Beach.



Built in 2013

## **Essential Information**

MLS® #	345927
Price	\$1,199,000
Sold Price	\$1,199,000
Closed Date	2023-10-19
Bedrooms	3
Bathrooms	4.00
Full Baths	4
Square Footage	1,959
Acres	9.30
Year Built	2013
Type	Residential
Sub-Type	Condominium
Status	Closed

### Community Information

Address	23450 Perdido Beach Boulevard Unit 3209
Area	Orange Beach 1
Subdivision	Phoenix West II
City	Orange Beach
County	Baldwin
State	AL
Zip Code	36561

### Amenities

Amenities	Common Lobby, Conference Center, Covered Entry, Fitness Center, Game Room, Internet, Pool - Indoor, Pool - Kiddie, Landscaping, On-Site Management, Pool - Outdoor, Steam/Sauna, Tennis Court(s), Wheelchair Accessible, Water Access-Deeded, Lazy River
Utilities	Cable Available, Cable Connected
Parking	Covered, Parking Lot
View	Direct Gulf Front, Southern View, Eastern View
Is Waterfront	Yes
Waterfront	Beach Side - Building, Gulf Front - Building, Tier 1
Has Pool	Yes
Pool	Community, Association

### Interior

Interior	Tile
Interior Features	Breakfast Bar, Ceiling Fan(s), En-Suite, Internet, Split Bedroom Plan, Storage,

	Vaulted Ceiling(s), Wet Bar
Appliances	Dishwasher, Disposal, Dryer, Ice Maker, Microwave, Electric Range, Refrigerator w/Ice Maker, Washer
Heating	Central
Cooling	Central Electric (Cool), Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Stories	One

## Exterior

Exterior	Other-See Remarks, P-I-P Reinforced Concrete
Exterior Features	Termite Contract
Lot Description	Waterfront
Windows	Window Treatments
Construction	Resale
Foundation	Pillar/Post/Pier

## School Information

Elementary	Orange Beach Elementary
Middle	Orange Beach Middle
High	Orange Beach High

## Additional Information

HOA Fees	1223
HOA Fees Freq.	Monthly

## Listing Details

Listing Office	World Impact Real Estate
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