

\$336,517 - 396 Winters Avenue, Gulf Shores

MLS® #345962

\$336,517

3 Bedroom, 2.00 Bathroom, 1,641 sqft
Residential on 0 Acres

Raley Farms, Gulf Shores, AL

Great location! Raley Farms Phase 2 is now open!! Conveniently located on County rd. 8, minutes away from white sandy beaches, great restaurants and shopping. Community amenities include a zero-entry swimming pool overlooking a serene pond with beautiful live oak trees surrounding the area. The ARIA plan offers 3 bedrooms and 2 bathrooms. As you enter the Aria plan, the open foyer leads to the fabulous open living room and kitchen area that features a large pantry and an island that overlooks the family room. The large dining area is perfectly placed to the side of the kitchen island. Natural light flows into the kitchen, dining, and living room areas. The kitchen is well equipped with stainless steel microwave, dishwasher, and stove that are surrounded by gorgeous white cabinets. This home also features granite countertops & EVP snap lock flooring throughout. The primary bedroom suite offers a roomy attached bathroom, double sink vanity, 5â€™™ shower and a large walk-in closet. The second and third bedrooms are towards the front of the home, by second full bath. There are multiple closets to store all your accessories, & nice sized laundry room. This home also has a nice covered back patio area that is equipped with wall and cable outlets. Pictures are of similar home but not necessarily of subject property, including interior and exterior colors, option, and finishes.*All measurements are approximate.* Home is under construction, estimated completion is July 2023. The home



will be built to Gold FORTIFIED Home™ Certification, which may save the buyer on their homeowner's insurance. The home will also include a Home is Connected (SM) Smart Home Package. * lot 134

Built in 2023

Essential Information

MLS® #	345962
Price	\$336,517
Sold Price	\$336,517
Closed Date	2023-08-09
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,641
Acres	0.18
Year Built	2023
Type	Residential
Sub-Type	Traditional
Style	Traditional
Status	Closed

Community Information

Address	396 Winters Avenue
Area	Gulf Shores 2
Subdivision	Raley Farms
City	Gulf Shores
County	Baldwin
State	AL
Zip Code	36542

Amenities

Amenities	Pool - Outdoor
Utilities	Gulf Shores Utilities
Parking	Double Garage, Automatic Garage Door
View	None/Not Applicable
Waterfront	No Waterfront

Has Pool	Yes
Pool	Community, Association

Interior

Interior	Vinyl
Appliances	Dishwasher, Microwave, Electric Range
Heating	Electric, Heat Pump
Cooling	Central Electric (Cool)
# of Stories	1
Stories	One

Exterior

Exterior	Concrete Board, Wood Frame, Fortified-Gold
Exterior Features	Termite Contract
Lot Description	Less than 1 acre
Roof	Dimensional
Construction	New Construction
Foundation	Slab

School Information

Elementary	Gulf Shores Elementary
High	Gulf Shores High

Additional Information

HOA Fees	400
HOA Fees Freq.	Annually

Listing Details

Listing Office	Dhi Realty Of Alabama, Llc
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