

# **\$199,000 - 5331 Bayou St John Avenue, Orange Beach**

MLS® #347863

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## **\$199,000**

3 Bedroom, 2.00 Bathroom, 1,256 sqft

Residential on 0 Acres

N/A, Orange Beach, AL

Great investment opportunity in the highly desirable Bear Point subdivision of Orange Beach. Live the laid-back island lifestyle while enjoying the pristine beaches, top-notch city school system, and a variety of waterfront restaurants and bars, all on a budget. The Bear Point subdivision has its own pier and boat launch, and you can choose to become a member of the optional HOA. Boats and RVs are welcome in this vibrant golf cart community, which also boasts a popular restaurant featuring exceptional food and year-round live music. This particular property stands out as it is situated on high ground, free from flooding concerns. While the home requires some TLC, it presents immense potential for the savvy investor. Originally a mobile home, it has been expanded to include a spacious primary bedroom, an additional bathroom, and a large sunroom with ample closet space for extra storage. Notably, the sunroom and fireplace are standout features that add value to the property. A bathroom leak caused water damage in the living room and primary bedroom floors (leak fixed, laminate floors removed, water damage remediated). A window air conditioning unit leak caused water and rot damage to the living room window sill. Despite these issues, this house presents an ideal opportunity for those looking for a fixer-upper as a beach getaway or a full-time residence, allowing you to live your dream without breaking the bank.



Built in 1979

## Essential Information

MLS® #	347863
Price	\$199,000
Sold Price	\$200,000
Closed Date	2023-07-06
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,256
Acres	0.12
Year Built	1979
Type	Residential
Sub-Type	Single Story
Status	Closed

## Community Information

Address	5331 Bayou St John Avenue
Area	Orange Beach 1
Subdivision	N/A
City	Orange Beach
County	Baldwin
State	AL
Zip Code	36561

## Amenities

Amenities	Fishing
Parking	RV Access/Parking, Side Entrance
View	None/Not Applicable
Waterfront	Bay Access (Wlk <=1/4 Mi)

## Interior

Interior	Laminate, Other Floors-See Remarks
Interior Features	Split Bedroom Plan, Storage
Appliances	Convection Oven, Cooktop, Dishwasher
Heating	Electric
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Family Room, Wood Burning
# of Stories	1
Stories	One

**Exterior**

Exterior	Vinyl Siding, Wood Frame
Exterior Features	Storage
Lot Description	Less than 1 acre
Roof	Metal
Construction	Resale

**School Information**

Elementary	Orange Beach Elementary
High	Orange Beach High

**Listing Details**

Listing Office	Exp Realty Southern Branch
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