

# \$645,000 - 561 E Beach Boulevard Unit 1201, Gulf Shores

MLS® #350229

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## \$645,000

2 Bedroom, 2.00 Bathroom, 942 sqft

Residential on 0 Acres

Royal Palms, Gulf Shores, AL

RENTAL MACHINE! Unit did \$66K for 2022 with \$81K+ in potential and 2023 YTD \$63K and counting! Unobstructed Gulf views to the South and East! This 2 BR/2 BA East corner unit in Royal Palms has one of the most sought after views on the beach. This complex borders the Gulf State Park and fishing pier in Gulf Shores and offers an indoor and outdoor pool, grilling area, steam room, sauna, fitness room, covered parking availability, short boardwalk to the beach, and an ideal location close to the Hangout, restaurants and shopping. The interior offers a fresh, coastal feel with tastefully selected decor and is fully equipped to become your home away from home or an excellent rental investment opportunity.



Built in 2000

## Essential Information

MLS® #	350229
Price	\$645,000
Sold Price	\$642,500
Closed Date	2023-12-28
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	942
Acres	0.00
Year Built	2000

Type	Residential
Sub-Type	Condominium
Status	Closed

## Community Information

Address	561 E Beach Boulevard Unit 1201
Area	Gulf Shores 1
Subdivision	Royal Palms
City	Gulf Shores
County	Baldwin
State	AL
Zip Code	36542

## Amenities

Amenities	BBQ Area, Condo 1-Bdrms in Complex, Condo 2-Bdrms in Complex, Covered Entry, Fitness Center, Pool - Indoor, Landscaping, Meeting Room, Pool - Outdoor, Steam/Sauna
Utilities	Gulf Shores Utilities, Cable Connected
Parking	Covered, Parking Lot
View	Direct Gulf Front, Southern View, Eastern View
Is Waterfront	Yes
Waterfront	Gulf Front - Building
Has Pool	Yes
Pool	Community

## Interior

Interior	Tile
Interior Features	Bunk Alcove, Ceiling Fan(s)
Appliances	Dishwasher, Disposal, Microwave, Electric Range, Refrigerator, Washer/Dryer Stacked, Electric Water Heater
Heating	Electric
Cooling	Central Electric (Cool), Ceiling Fan(s)
Fireplaces	None
# of Stories	1
Stories	One

## Exterior

Exterior	Stucco, Solid Masonry
Exterior Features	Storage

Windows	Window Treatments
Roof	Built-Up
Construction	Resale
Foundation	Pilings

**School Information**

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

**Additional Information**

Zoning	Within Corp Limits
HOA Fees	665
HOA Fees Freq.	Monthly

**Listing Details**

Listing Office	Realty Executives Gulf Coast
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