

\$825,000 - 23105 Island Oak Lane, Orange Beach

MLS® #351478

\$825,000

2 Bedroom, 3.00 Bathroom, 1,368 sqft
Residential on 0 Acres

Beach Village Resort, Orange Beach, AL

Beach Village Resort (BVR) is a new, coastal lifestyle community in the heart of Romar Beach and located directly across from the white, sandy beaches of the Gulf of Mexico. This cottage, # 56, is aptly named "Peninsula" as it sits on a Peninsula surrounded by water, and not bunched together with the other homes. It is arguably the best location in Beach Village Resort. This stunning 2-bedroom, 2.5-bath is fully furnished and COMES WITH FURNISHED POOL CABANA #10 (a limited commodity in BVR), which has separate income producing potential. It has been built to meet Gold Fortified standards. This home features pine wood and tile flooring, custom cabinets/shelving, Quartz countertops, 12' ceilings downstairs and 10' ceilings upstairs and crown molding throughout. The home sleeps 7 with a king bedroom, a custom built-in twin over queen bunk in the guest bedroom, and a sleeper sofa in the den. The front deck dimensions are 21x6. Rinse off from a day at the beach with your private outdoor shower. BVR also features a great range of amenities including deeded beach access, a resort-style zero-entry saltwater pool (heated seasonally), lazy river, water slide, splash pad, fire pit, private cabanas, and on-site management. Plus, BVR has its own private access to the ever popular Hugh Branyon Backcountry Trail! Enjoy numerous trails within 6,000 acres of State Park featuring lakes, butterfly gardens, wetlands, towering pines and all sorts of wildlife. Walk or ride your



bike to enjoy the incredible scenery that the State Park has to offer. Deeded beach access to include golf cart shuttle to the beach. HOA fees include trash valet 7 days a week. Transfer fees are \$700, buyer's agent to verify.

Built in 2021

Essential Information

MLS® #	351478
Price	\$825,000
Sold Price	\$775,000
Closed Date	2023-11-29
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,368
Acres	0.07
Year Built	2021
Type	Residential
Sub-Type	Cottage
Style	Cottage
Status	Closed

Community Information

Address	23105 Island Oak Lane
Area	Orange Beach 1
Subdivision	Beach Village Resort
City	Orange Beach
County	Baldwin
State	AL
Zip Code	36561

Amenities

Amenities	BBQ Area, Fencing, Internet, Landscaping, Pool - Outdoor, Gated, Lazy River
Utilities	Cable Connected
Parking	None
View	Western View

Waterfront	Beach Accs (Wlk <=1/4 Mi), Deeded Access
Has Pool	Yes
Pool	Community, Association

Interior

Interior	Tile, Wood
Interior Features	Ceiling Fan(s), High Ceilings, Internet
Appliances	Dishwasher, Disposal, Microwave, Electric Range, Refrigerator w/Ice Maker, Washer/Dryer Stacked
Heating	Central
Cooling	Central Electric (Cool)
Stories	Two

Exterior

Exterior	Hardboard, Fortified-Gold
Exterior Features	Outdoor Shower
Lot Description	Less than 1 acre, Level
Windows	Window Treatments
Roof	Metal
Construction	Resale
Foundation	Pilings

School Information

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

Additional Information

HOA Fees	785
HOA Fees Freq.	Monthly

Listing Details

Listing Office	Bellator Real Estate & Dev Gulf Shores
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