

# **\$345,026 - 4199 Montague Drive, Gulf Shores**

MLS® #352014

---

**\$345,026**

3 Bedroom, 2.00 Bathroom, 1,672 sqft  
Residential on 0 Acres

The Village at Craft Farms, Gulf Shores, AL

The Village at Craft Farms is an ACTIVE ADULT COMMUNITY featuring a community pool, pickle ball court, putting green, and the convenience of lawn maintenance (mowing and edging), which is included in your monthly HOA. This is a unique community located within prestigious Craft Farms North and is convenient to shopping, dining, entertainment, and the sandy white beaches of the Gulf of Mexico. Enjoy carefree living in a home built with your low-maintenance lifestyle in mind. Our spacious and beautiful Freedom homes are smartly designed with you in mind. This single-story three bedroom/two bath BRISTOL floor plan includes granite kitchen and bath counter tops, stainless steel appliances, Luxury vinyl plank flooring, beautiful, recessed panel cabinets, and a designer lighting package. Additional features include a two-car garage with remote, hurricane fabric shield protection for windows and doors, a fully sodded front and back yard where cleared, and a covered back porch. \*The home is being 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. \* Under construction with an estimated November 2023 finish. See additional documents for HOA information and floor plan.



Built in 2023

## Essential Information

MLS® #	352014
Price	\$345,026
Sold Price	\$344,299
Closed Date	2023-11-21
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,672
Acres	0.18
Year Built	2023
Type	Residential
Sub-Type	Cottage
Style	Cottage
Status	Closed

## Community Information

Address	4199 Montague Drive
Area	Gulf Shores 2
Subdivision	The Village at Craft Farms
City	Gulf Shores
County	Baldwin
State	AL
Zip Code	36542

## Amenities

Amenities	Pool - Outdoor, 55 Plus Community, Other
Utilities	Gulf Shores Utilities
Parking	Double Garage, Automatic Garage Door
View	Eastern View
Waterfront	No Waterfront
Has Pool	Yes
Pool	Community, Association

## Interior

Interior	Vinyl
Interior Features	Ceiling Fan(s)
Appliances	Dishwasher, Disposal, Microwave, Electric Range
Heating	Electric, Central

# of Stories	1
Stories	One

## Exterior

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

## School Information

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

## Additional Information

HOA Fees	179
HOA Fees Freq.	Monthly

## Listing Details

Listing Office	Dhi Realty Of Alabama, Llc
----------------	----------------------------

The data relating to real estate for sale on this website comes from the Baldwin County Association Of REALTORS®. The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Information deemed reliable but not guaranteed.

Listing information last updated on May 14th, 2024 at 5:30pm CDT