

# \$459,000 - 6800 Viola Road, Gulf Shores

MLS® #354894

## \$459,000

3 Bedroom, 2.00 Bathroom, 1,677 sqft  
Residential on 1 Acres

Emanuel Plaza, Gulf Shores, AL

Just 5 miles from the Gulf and with a perfect blend of comfort and practicality this charming 3-bed, 2-bath cottage in a serene location but will still just be one traffic light away from the future Gulf School High School. The home features updated flooring downstairs, updated countertops, stainless steel kitchen appliances with double range. Primary bathroom comes with double vanity, freestanding soaking tub, and separate shower. Enjoy the convenience of a large detached garage with an 8' x 32' workshop with a roll up door for storage of an ATV, or riding lawnmower. Above the garage comes with a potential income producing 380 sq ft suite above, complete with a bathroom, stand-up shower, and kitchenette. This property also boasts a Generac generator with hookup in the garage for uninterrupted power supply to garage and apartment. Per owner, additional perks include a new metal roof (Aug 2019) and HVAC system (July 2019).



Built in 1994

## Essential Information

MLS® #	354894
Price	\$459,000
Sold Price	\$455,000
Closed Date	2024-02-16
Bedrooms	3
Bathrooms	2.00
Full Baths	2

Square Footage	1,677
Acres	0.55
Year Built	1994
Type	Residential
Sub-Type	Cottage
Style	Cottage
Status	Closed

### Community Information

Address	6800 Viola Road
Area	Gulf Shores 2
Subdivision	Emanuel Plaza
City	Gulf Shores
County	Baldwin
State	AL
Zip Code	36542

### Amenities

Amenities	None
Utilities	Gulf Shores Utilities
Parking	Detached, Double Garage, Golf Cart Garage, Automatic Garage Door, Converted Garage
View	Eastern View, Western View
Waterfront	No Waterfront

### Interior

Interior	Carpet, Tile, Laminate
Interior Features	Ceiling Fan(s), Internet
Appliances	Dishwasher, Disposal, Electric Range, Refrigerator w/Ice Maker, Electric Water Heater
Heating	Central
Cooling	Central Electric (Cool), Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room
# of Stories	1
Stories	One and One Half

### Exterior

Exterior	Vinyl Siding
Lot Description	Less than 1 acre
Roof	Metal
Construction	Resale
Foundation	Slab

**School Information**

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

**Listing Details**

Listing Office	Exit Allstar Gulf Coast Realty
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