

\$1,325,000 - 26561 Martinique Drive, Orange Beach

MLS® #356840

\$1,325,000

6 Bedroom, 6.00 Bathroom, 5,312 sqft

Residential on 0 Acres

Terry Cove North, Orange Beach, AL

Perfect Orange Beach location for boaters, nestled on a canal for quick access to Terry Cove and the Gulf. This 1 owner home was custom built in 1996 for a family that loved to entertain and go boating. The original bones of the home were top of the line but now it is time for a new family to make it their own. At this new price per sf (\$249.44), there is plenty of room to upgrade and modernize this home and make it a showcase once again. While the house requires updates and renovations, its potential is undeniable. Several features were upgraded in last few years such as new metal roof in, quartz counters in kitchen with stainless appliances. When you walk up the front steps you enter the main floor with 3 BRs / 3.5 baths and laundry room. The primary ensuite has its own fireplace and a huge bath and closet. A little love here would make it magnificent. There is a fireplace and custom built ins in the living area. Go up to next floor and there is a humongous rec room(ceilings are 14.5'), with a wet bar. Also on this floor are two bedrooms with a jack and jill bath. on the very top is a 13'x15.5' cupola with beautiful canal views that can be whatever you want it to be. The ground floor has a 663+/-sf apartment with 1 BR, 1 bonus room, kitchen and LR/DR combo, that goes right out to the patio overlooking the canal. On each side of the apartment is a garage that are heated and cooled with one being 15.25' X 39.25' and other 12.6'X39.25'. The home is adorned with porches everywhere for outdoor living here at



the beach. The private boat basin will set a boat aficionado's heart aflutter with concrete and PVC bulk head surrounding the 40' x 41' basin. All of this and only a tad over a mile to the beautiful sugar white sands and emerald waters of the Gulf of Mexico!

Built in 1996

Essential Information

MLS® #	356840
Price	\$1,325,000
Sold Price	\$1,245,000
Closed Date	2024-03-01
Bedrooms	6
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	5,312
Acres	0.22
Year Built	1996
Type	Residential
Sub-Type	Raised Beach
Style	Raised Beach
Status	Closed

Community Information

Address	26561 Martinique Drive
Area	Orange Beach 1
Subdivision	Terry Cove North
City	Orange Beach
County	Baldwin
State	AL
Zip Code	36561

Amenities

Amenities	None
Parking	Attached, Double Garage, Three or More Vehicles, Three Car Garage, Automatic Garage Door

View	Direct Gulf-Across Rd, Direct Bayou-Across Rd, Indirect Bay-Across Rd
Is Waterfront	Yes
Waterfront	Canal Front

Interior

Interior	Carpet, Tile, Vinyl, Wood
Interior Features	Ceiling Fan(s), En-Suite
Appliances	Dishwasher, Disposal, Dryer, Microwave, Electric Range, Refrigerator w/Ice Maker, Washer, Cooktop
Heating	Electric, Heat Pump
Cooling	Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Master Bedroom, Wood Burning
Stories	Three Or More

Exterior

Exterior	Concrete Board, Wood Frame
Exterior Features	Outdoor Shower
Lot Description	Less than 1 acre, Waterfront, Bulkhead
Windows	Window Treatments
Roof	Metal
Construction	Resale

School Information

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

Listing Details

Listing Office	Re/max Of Gulf Shores
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