

# \$1,299,000 - 105 Deluna Place # A, Panama City Beach

MLS® #749756

**\$1,299,000**

4 Bedroom, 5.00 Bathroom, 2,507 sqft  
Residential on 0 Acres

Laguna Beach, Panama City Beach, FL

Now being offered fully furnished and turn-key ready for rental. Introducing a luxurious lifestyle in the heart of Panama City Beach, Florida! Nestled in a prime location directly across the street from the pristine beaches of the Gulf of Mexico, this new townhome development offers the perfect blend of sophistication and coastal charm in the quiet community of Laguna Beach. Step into a world of comfort and elegance with this spacious 4-bedroom, 4-bathroom townhome. The open floor plan seamlessly integrates the living, dining, and kitchen areas, creating a perfect space for entertaining and family gatherings. Adorned with high-end GE Monogram appliances, the kitchen is a culinary haven for both residents and guests. Enjoy the expansive gulf views from the comfort of your own home, whether you're relaxing in the expansive living room or unwinding on the private balcony. The solid core doors throughout add a touch of luxury and ensure privacy in every room and when combined with the concrete construction between the units, you can rest assured that your family or guests will have an amazing trip to the beach. For those seeking an investment opportunity, this townhome is an ideal choice for rental income. This incredible unit has rental projections of \$123,000 and the heated community pool offers a year-round oasis for residents, creating a resort-like experience just steps away from your front door. Convenience meets luxury with the option to install an elevator, providing easy access to all floors.



Say goodbye to parking woes with the two-car garage, providing secure and ample space for your vehicles and beach gear. Seize the opportunity to own a piece of paradise in Panama City Beach, where white sandy beaches and crystal-clear waters await just steps from your front door. Don't miss out on this chance to make coastal living a reality for you and your family. Schedule a tour today and envision the beachside lifestyle that awaits you in this exquisite townhome development! Each townhome will be fully furnished and ready to go. These units have been meticulously designed for a solid feel and the use of quality craftsmanship can be felt at every detail. The units have been engineered with a gold-bond waterproof seal at the base sheathing of the exterior 5/8" decking, Schluter water-proofing system in the bathrooms, concrete form poured band headers that span the entire width of the units and back-filled concrete block and re-bar vertical walls to separate each unit, not only for structural reinforcement but also peace and serenity between neighbors. Each unit also has been designed with individual fire suppression sprinklers throughout and will offer easy access to the community pool and beach to make them the perfect rental or second home right across from the beach.

Built in 2023

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | 749756      |
| Price          | \$1,299,000 |
| Bedrooms       | 4           |
| Bathrooms      | 5.00        |
| Full Baths     | 4           |
| Half Baths     | 1           |
| Square Footage | 2,507       |
| Acres          | 0.00        |

|            |              |
|------------|--------------|
| Year Built | 2023         |
| Type       | Residential  |
| Sub-Type   | Attached     |
| Style      | Contemporary |
| Status     | Active       |

## Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 105 Deluna Place # A    |
| Area        | 03 - Bay County - Beach |
| Subdivision | Laguna Beach            |
| City        | Panama City Beach       |
| County      | Bay                     |
| State       | FL                      |
| Zip Code    | 32413                   |

## Amenities

|              |  |
|--------------|--|
| Utilities    | Cable Available, Electricity Available, High Speed Internet Available, Natural Gas Available, Sewer Available, Water Available |
| Parking      | Attached, Attached Carport, Garage   |
| # of Garages | 2  |
| Garages      | Attached, Attached Carport, Garage   |
| View         | Gulf   |
| Has Pool     | Yes  |
| Pool         | Community, Fenced, Gas Heat, Gunite, In Ground, Pool, Private  |

## Interior

|                   |   |
|-------------------|---|
| Interior          | Laminate, Tile  |
| Interior Features | Elevator, Kitchen Island, New Paint   |
| Appliances        | Dishwasher, Disposal, Electric Oven, Gas Cooktop, Gas Range, Microwave, Range Hood, Refrigerator, Tankless Water Heater |
| Heating           | Central, Electric   |
| Cooling           | Ceiling Fan(s), Central Air   |
| # of Stories      | 3   |

## Exterior

|                   |   |
|-------------------|---|
| Exterior          | Block, Concrete, Synthetic Stucco, Wood Frame |
| Exterior Features | Balcony, Pool, Porch, Sprinkler/Irrigation    |
| Roof              | Shingle                                       |
| Construction      | Block, Concrete, Synthetic Stucco, Wood Frame |

Foundation                      Slab

**School Information**

Elementary                      West Bay  
Middle                              Surfside  
High                                 Arnold

**Additional Information**

Date Listed                      November 30th, 2023  
HOA Fees                         485  
HOA Fees Freq.                 Monthly

**Listing Details**

Listing Office                      Scenic Sotheby's International Realty

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