

# \$895,000 - 179 Spoonbill Drive, Port St. Joe

MLS® #754647

## \$895,000

4 Bedroom, 3.00 Bathroom, 2,116 sqft  
Residential on 0 Acres

No Named Subdivision, Port St. Joe, FL

Aggressive price reduction! Welcome to 179 Spoonbill Drive, a first-tier home resting on .25 of an acre and a private road offering room to expand, or add parking and amenities! This stunning residence offers a perfect blend of tranquility and convenience, highly desirable among homeowners and vacationers. With its exceptional features and prime location, this property is a true gem. Step into the split-level design, appreciate the spaciousness and attention to detail throughout. The top floor has 3 bedrooms, 2 bathrooms, and newly installed impact rated windows that fill each room with natural light. Breathtaking sunsets and calming ocean sounds make this floor a perfect sanctuary for relaxation. On the ground floor, find a private retreat with a bedroom, bathroom, and a fully equipped kitchen. Whether hosting family or generating rental income, this versatile space is an ideal living arrangement. Currently a successful Airbnb vacation rental with over 60 delighted guest reviews, this property's prime location and private deeded beach access make it a sought after destination. Imagine strolling along sugary white sands watching sunsets, indulging in water sports, or or fishing along the beach--reasons why people flock to Cape San Blas! Recent renovations include an AC system replacement in 2020 for year-round comfort. All appliances were upgraded in 2021, complementing the home's stylish aesthetic. This property is truly turnkey, allowing you to enjoy the Cape San Blas



lifestyle without delay. Cape San Blas offers attractions and activities for everyone. Nature enthusiasts will revel in the nearby state park with hiking trails and unspoiled landscapes. Fishing enthusiasts will appreciate abundant opportunities from beach fishing to deep-sea adventures. The local dining scene offers fresh seafood and culinary delights. Whether a permanent residence, vacation getaway, or investment opportunity, 179 Spoonbill Drive has it all. Live, play, and create cherished memories--your dream property awaits so request the 3D tour or schedule your showing today!

Built in 1984

**Essential Information**

MLS® #	754647
Price	\$895,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,116
Acres	0.25
Year Built	1984
Type	Residential
Sub-Type	Detached
Style	Coastal
Status	Active

**Community Information**

Address	179 Spoonbill Drive
Area	07 - Gulf County
Subdivision	No Named Subdivision
City	Port St. Joe
County	Gulf
State	FL
Zip Code	32456

**Amenities**

Utilities	Cable Available, Electricity Available, Water Available, Trash Collection, Natural Gas Available, Septic Available
Parking	Carport, Driveway
Garages	Carport, Driveway
Waterfront	Deeded Access

## Interior

Interior Features	Remodeled
Appliances	Dryer, Dishwasher, Electric Cooktop, Electric Oven, Refrigerator, Washer, Microwave
Heating	Central
Cooling	Central Air, Ceiling Fan(s)
# of Stories	2

## Exterior

Exterior	Wood Siding
Exterior Features	Balcony
Windows	Storm Window(s)
Roof	Metal
Construction	Wood Siding

## School Information

Elementary	Port St. Joe
Middle	Port St. Joe
High	Port St. Joe

## Additional Information

Date Listed	March 22nd, 2024
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## Listing Details

Listing Office	Keller Williams Success Realty
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