

\$2,288,888 - 38 Garden Bay Ct, MIRAMAR BEACH

MLS® #918475

\$2,288,888

3 Bedroom, 4.00 Bathroom, 1,810 sqft
Residential on 0 Acres

BAYSHORE GARDENS, MIRAMAR BEACH, FL

Price Improved! Absolutely gorgeous one of a kind dream home on the bay with a view the reason they call Florida a paradise. Freshly renovated, this lovely home sits right in the middle of Miramar with all the wonderful amenities one could desire at your fingertips. As you step into the home, you are greeted with a modern open concept, which hosts massive windows perfectly framing the gorgeous view that can no doubt be appreciated while enjoying a meal at the breakfast bar or the dining room table. An updated kitchen is perfect for hosting dinners with family or friends. A cozy fireplace adorns the living room, if it were to get a little too chilly for your liking. However our weather has always been more aligned for beach life, luckily you can hop over to the world famous beaches. If you prefer a scenic view of the water, all you have to do is step out onto the new decking of the screened-in porch. Here you can head to the backyard to take a jet ski or two actually, that sit on your own personal dock, or your boat, that has its very own slip located on the private HOA dock. From here it's just a short 30 minute joy ride over the water to the famous Crab Island where the locals gather on the water. Once you've spent a day on the water you can enjoy the sunset from your stunning brick-paver deck where there's a chance of sighting Henry the Heron, the resident bird who patrols the sound next to the dock. If you fancy a higher view, the beautifully updated 2nd floor deck off the



master bedroom, has what you're looking for, you might find yourself eye level with Harriet the hawk who has taken up residence on top of your palm tree in the back yard. Heading back into the master you have your own A/C unit where you can enjoy the views with a little more comfort on those hot summer days. Right next to the walk in closet is the Master Bathroom, which hosts your own jacuzzi hot tub accompanied by a tiled walk in shower. As you leave the Master Bedroom to find the other bedrooms, you will walk on beautiful wood floors while taking the stairs down, which is flooded with natural light. Stepping to the left onto the tile of the main floor you will find the other bedrooms adjoining, each with their own full bathrooms. Keeping left down the hallway takes you into the bigger of the two, behind the barn door is the completely new bathroom with a smart mirror and modern powerful 6 position shower. Feel free to enjoy the tiled shower with accentuating stone floors that has a multiple position shower head perfect for washing off the sand from your beach stroll. If a bath is more in-line, you just have to walk over to the other downstairs bedroom or master bathroom. Opposite of the garage, which looks stunning with a 2022 red corvette parked in it that is also available, is a new huge shed that is perfect for storing outdoor essentials such as your favorite beach chairs and large boating toys. There's a brand new 3 car paved parking area out front and new fencing. Home comes fully furnished in all rooms with all new beds and furniture. The multiple decks and screened in porch are fully furnished as well with umbrellas and chairs. Don't miss this opportunity to own an incredibly unique home with the best views on the bay. There is 4 optional toys available with proper reflection within the purchase price. 2022 fully loaded Corvette 3LT, 2 2022 top of the line Yamaha FX SVHO, and the fully loaded 21 foot Searay. There's nothing like

this anywhere!

Built in 1997

Essential Information

MLS® #	918475
Price	\$2,288,888
Bedrooms	3
Bathrooms	4.00
Full Baths	4
Square Footage	1,810
Acres	0.12
Year Built	1997
Type	Residential
Sub-Type	Detached Single Family
Style	Other
Status	Active

Community Information

Address	38 Garden Bay Ct
Area	Miramar/Sandestin Resort
Subdivision	BAYSHORE GARDENS
City	MIRAMAR BEACH
County	WALTON
State	FL
Zip Code	32550

Amenities

Amenities	Dock, Fishing, No Short Term Rental, Waterfront
Utilities	Public Sewer Available, Public Water Available
Parking	Boat, Garage: Attached
Is Waterfront	Yes
Waterfront	BAY
Has Pool	Yes
Pool	Pool - Enclosed, Community, Private

Interior

Interior Features	Breakfast Bar, Ceiling Crwn Molding, Fireplace 2+, Floor Hardwood, Floor Tile, Furnished - All, Newly Painted, Renovated, Skylight(s)
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Appliances	Auto Garage Door Opn, Dishwasher, Dryer, Microwave, Refrigerator W/Ice Maker, Smoke Detector, Stove/Oven Electric, Smooth Stovetop Rnge
Cooling	A/C: Central Electric, Ceiling Fans
Fireplace	Yes
Fireplaces	Fireplace 2+
# of Stories	2

Exterior

Exterior	Roof Metal, Siding CmntFbrHrdBrd
Exterior Features	Balcony, Boat Slip, Boatlift, Deck Open, Dock, Fenced Back Yard, Patio Covered, Pool - Enclosed, Porch Screened, Renovated, Fireplace
Lot Description	Bulkhead/Seawall, Cul-De-Sac, Within 1/2 Mile Of Water
Roof	Roof Metal

School Information

Elementary	VAN R. BUTLER
Middle	Seaside
High	SOUTH WALTON

Additional Information

Days on Website	428
Zoning	County, Residential Single Family
HOA Fees	500.00
HOA Fees Freq.	Annually

Listing Details

Listing Office	Century 21 Wimco Realty Inc
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