

# \$2,150,000 - 34 Spyglass Dr, MIRAMAR BEACH

MLS® #920364

## \$2,150,000

4 Bedroom, 4.00 Bathroom, 4,065 sqft  
Residential on 0 Acres

### SPYGLASS VILLAS, MIRAMAR BEACH, FL

Welcome to your dream home south of 98 with Gulf Views or rental income producing vacation home in Miramar beach! 2023 it produced \$185,000 in rental income!!! 2024 projection is 190k-200k with 80k already on the books for 2024!! Loan is assumable at a 30 year note at 2.8%. This three-story oceanside estate along the sparkling coasts of Destin. This stunning 4-bedroom, 4 bathroom was fully remodeled in 2022. The home boasts over 4000 square feet of luxurious living space, perfect for entertaining family and friends. The home includes a backyard pool and hot tub, multiple balconies, elevator, and an array of interior hangouts and amenities are all wrapped in upscale, airy design. You'll find the primary living area --- complete with tons of windows and a sleek fireplace with billiards and an additional kitchen space are downstairs, while four curated bedrooms (some with private balconies!) give everyone plenty of room to make themselves at home.

The premier location is just minutes from the Baytowne Marina, Sandestin Tennis Center, The Village of Baytowne Wharf.

Built in 1998

## Essential Information

|        |             |
|--------|-------------|
| MLS® # | 920364      |
| Price  | \$2,150,000 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 4,065                  |
| Acres          | 0.24                   |
| Year Built     | 1998                   |
| Type           | Residential            |
| Sub-Type       | Detached Single Family |
| Style          | Mediterranean          |
| Status         | Active                 |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 34 Spyglass Dr           |
| Area        | Miramar/Sandestin Resort |
| Subdivision | SPYGLASS VILLAS          |
| City        | MIRAMAR BEACH            |
| County      | WALTON                   |
| State       | FL                       |
| Zip Code    | 32550                    |

### Amenities

|                |                                                                    |
|----------------|--------------------------------------------------------------------|
| Utilities      | Public Sewer Available, Public Water Available, TV Cable Available |
| Parking Spaces | 1                                                                  |
| Parking        | Garage                                                             |
| # of Garages   | 1                                                                  |
| Has Pool       | Yes                                                                |
| Pool           | Pool - Enclosed, Community, Private                                |

### Interior

|                   |                                 |
|-------------------|---------------------------------|
| Interior Features | Furnished - All, Owner's Closet |
| Appliances        | Dishwasher, Refrigerator        |
| Heating           | Heat High Efficiency            |
| Cooling           | A/C: Two Or More                |
| # of Stories      | 3                               |

### Exterior

|                   |                                                                        |
|-------------------|------------------------------------------------------------------------|
| Exterior          | Siding Stucco                                                          |
| Exterior Features | Balcony, Fenced Lot-Part, Pool - Enclosed, Renovated, Sprinkler System |
| Lot Description   | Cul-De-Sac, Within 1/2 Mile Of Water                                   |

**School Information**

|            |               |
|------------|---------------|
| Elementary | VAN R. BUTLER |
| Middle     | EMERALD COAST |
| High       | SOUTH WALTON  |

**Additional Information**

|                 |                           |
|-----------------|---------------------------|
| Days on Website | 401                       |
| Zoning          | Residential Single Family |
| HOA Fees        | 800.00                    |
| HOA Fees Freq.  | Annually                  |

**Listing Details**

|                |                         |
|----------------|-------------------------|
| Listing Office | AvantStay Southeast LLC |
|----------------|-------------------------|

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