

\$1,250,000 - 1853 Boardwalk Dr, MIRAMAR BEACH

MLS® #940100

\$1,250,000

3 Bedroom, 4.00 Bathroom, 2,182 sqft
Residential on 0 Acres

Villa Lago, MIRAMAR BEACH, FL

This fully furnished, rental capable home features a full car garage equipped with a new 2023 6-seater and a 4 seater golf cart. Nestled along the 5th fairway of Baytowne Golf, the views are astounding! The open living concept encompasses a stylish living room with some new furnishings and rug, dining space with seating for six, and a kitchen featuring new barstools, granite countertops, stainless steel appliances, and a pantry. Relax outdoors on the covered porch or under the stars on the extended paver patio with a grill and new firepit. This is the ultimate spot to watch the fireworks over the Village of Baytowne Wharf. The 2nd floor hosts all 3 bedrooms each with private ensuites. The primary suite boasts a walk-in closet, private balcony with golf course views, new mattress and an en-suite bathroom with a large soaking tub, separate shower, and double vanity.

As an introduction to the Sandestin lifestyle, we invite our new owners to explore amenities that make Sandestin special. The listing brokerage and seller(s) are presenting the buyer(s) of this property with (2) 90-minute rounds of Tennis court time, a golf foursome at one of our three championship courses, and a round of golf for up to four (4) players at the unrivaled Burnt Pine Golf Club.

Sandestin Golf and Beach Resort features more than seven miles of beaches and pristine bay front, four championship golf courses, 15



world-class tennis courts, a 226-slip marina, a fitness center, spa and celebrity chef dining. Shop, dine and play at the charming pedestrian village, The Village of Baytowne Wharf and more. Inside the gates of the resort, residents enjoy a balanced lifestyle of high-class living, spanning the 2,400 acres from the beach to the bay. Everything within the gates of the resort is accessible by golf cart or bicycle. The entire resort is interconnected by miles of pedestrian, bike and golf cart paths that weave through groves of live oaks, meandering past natural lagoons, fountains, man-made lakes, and meticulously landscaped fairways.

Built in 2008

Essential Information

MLS® #	940100
Price	\$1,250,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,182
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Detached Single Family
Style	Mediterranean
Status	Active

Community Information

Address	1853 Boardwalk Dr
Area	Miramar/Sandestin Resort
Subdivision	Villa Lago
City	MIRAMAR BEACH
County	WALTON
State	FL

Zip Code 32550

Amenities

Amenities Gated Community, Pool, Short Term Rental - Allowed, TV Cable Available, Beach, Community Room, Dumpster, Fishing, Golf, Marina, Playground, Tennis, Waterfront, Pets Allowed, Pickle Ball

Utilities Electric Available, Public Sewer Available, Public Water Available, TV Cable Available

Parking Spaces 1

Parking Garage: Attached, Guest

of Garages 1

Has Pool Yes

Pool Community, Private

Interior

Interior Features Breakfast Bar, Floor Hardwood, Floor Tile, Furnished - All, Kitchen Island, Lighting Recessed, Owner's Closet, Pantry, Washer/Dryer Hookup, Window Treatment All, Ceiling Crwn Molding

Appliances Dishwasher, Disposal, Dryer, Microwave, Refrigerator W/Ice Maker, Smoke Detector, Smooth Stovetop Rnge, Stove/Oven Electric, Washer

Heating Heat: Central Electric

Cooling A/C: Two Or More, A/C: Central Electric, Ceiling Fans

of Stories 2

Exterior

Exterior Roof Tile/Slate, Siding Stucco

Exterior Features Balcony, Columns, Patio Covered, BBQ Pit/Grill

Lot Description Covenants, Flood Insurance Required, Golf Course, Restrictions

Roof Roof Tile/Slate

School Information

Elementary VAN R. BUTLER

Middle EMERALD COAST

High SOUTH WALTON

Additional Information

Days on Website 117

Zoning Residential Single Family

HOA Fees 1087.25

HOA Fees Freq. Quarterly

Listing Details

Listing Office Sandestin Real Estate

DISCLAIMER: Information Deemed Reliable but not guaranteed. The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing.All listings are provided courtesy of the Emerald Coast Association of Realtors, Copyright2024, All rights reserved.