

# \$472,500 - 16310 Perdido Key Dr #14a, Perdido Key

MLS® #633437

## \$472,500

2 Bedroom, 2.00 Bathroom, 720 sqft  
Residential on 2 Acres

Docks On Old River, Perdido Key, FL

Looking for a short-term rental investment? Look no further- Docks on Old River #14A- Situated on Old River in Perdido Key, this unit offers peace and tranquility year-round as a lower-density condo complex. 14A is a stunning 2 bedrooms and 2 bathrooms recently upgraded and perfectly furnished for the coastal vibes. This unit is partially furnished minus a few personal items, which makes it MOVE-IN READY! Freshly laid flooring, contemporary cabinets, stainless steel appliances, a subway tile backsplash, and a new coat of paint enhance its charm. The property features upgraded air conditioning and a water heater installed in 2020. Step onto the expansive covered balcony to witness captivating views of the mesmerizing Old River and the pool below. The primary bedroom offers waterfront views and direct balcony access. The community has recently undergone extensive renovations, including revitalized pool areas, docks, elevators, exterior paint, and enhanced roofing. The assigned boat slip with a lift on Ole River is a remarkable asset, offering swift and convenient access to Ole River for boating adventures, from island-hopping in Florida or Alabama to visiting the renowned Flora Bama or enjoying a day of Gulf fishing. Don't miss the chance to make this waterfront paradise your ownâ€”seize the opportunity before it slips away. The maximum boat size allowed by the HOA is 25 ft. COVERED PARKING is available on a non-assigned basis. Secure



your investment property, second home, or a place to play now before Spring Break is in full effect!

Built in 1988

**Essential Information**

MLS® #	633437
Price	\$472,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	720
Acres	1.63
Year Built	1988
Type	Residential
Sub-Type	Condo
Style	Contemporary
Status	Active

**Community Information**

Address	16310 Perdido Key Dr #14a
Subdivision	Docks On Old River
City	Perdido Key
County	Escambia
State	FL
Zip Code	32507

**Amenities**

Utilities	Cable Available
Parking	Parking Lot, RV/Boat Parking
View	Water
Is Waterfront	Yes
Waterfront	Intracoastal Waterway, Waterfront, Boat Lift
Has Pool	Yes
Pool	In Ground

**Interior**

Interior Features	Storage, Ceiling Fan(s)
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Appliances	Electric Water Heater, Dryer, Washer, Built In Microwave, Dishwasher, Disposal, Refrigerator, ENERGY STAR Qualified Refrigerator
Heating	Central
Cooling	Central Air
Stories	4 to 7 Story

## Exterior

Exterior Features	Boat Slip
Roof	Composition
Foundation	Pillar/Post/Pier

## School Information

Elementary	Hellen Caro
Middle	Bailey
High	Escambia

## Additional Information

Zoning	Res Multi
HOA Fees	6780
HOA Fees Freq.	Annually

## Listing Details

Listing Office	POINTE SOUTH
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