

# \$1,500,000 - 301-305 Clubbs St, Pensacola

MLS® #640326

**\$1,500,000**

4 Bedroom, 3.00 Bathroom,  
Residential Income on 0 Acres

None, Pensacola, FL

INVESTOR ALERT!! This 301/305 S Clubbs St Duplex is now on the market! Completed in late 2020, these upscale, corner lot townhomes are beautiful, inside and out! The facade is dramatic with its 3 story height, white stucco exterior accented by natural wood doors and the 2 attractive balconies (one off the owner suite) that provide an amazing view of the fireworks at Wahoo Stadium and downtown. AND! there is a two car garage and courtyard! Inside, natural light flows through the oversized and multiple windows and complements the neutral color choices, LVP flooring, and ceiling height. The floor plan is designed for comfortable interaction with family and friends and the kitchenâ€™s beautiful quartz counters, white cabinets and stainless appliances speak to the contemporary trend in design. Enjoy the GE appliances with an air-fry oven and instant hot water from the tankless water heaters. With 4 bedrooms and 3.5 baths, the owner suite features a private bath with a dual vanity, free-standing tub and walk-in shower. This townhome location is awesome! There is no HOA, and these units are highly desirable for both short and long-term rentals! Your intown lifestyle can be maximized by visiting the newly created Corinne Jones Park and Playground across the street, walking around the beautifully maintained pond with fountains or playing basketball. By crossing Main St, your recreational life can be enhanced with the proximity of Bruce Beach and the available



fishing, kayaking, and paddle boarding, attending the Wahoo Stadium for ball games and the varied events throughout the year. If you continue your walk/run/bike ride, enjoy Palafox St and all the entertainment, shopping and restaurants. As downtown Pensacola continues its westward stretch, this area beautifully demonstrates the look and desirability of this focused expansion.

Built in 2021

**Essential Information**

MLS® #	640326
Price	\$1,500,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Acres	0.00
Year Built	2021
Type	Residential Income
Sub-Type	Duplex
Status	Active

**Community Information**

Address	301-305 Clubbs St
Subdivision	None
City	Pensacola
County	Escambia
State	FL
Zip Code	32502

**Amenities**

Parking Spaces	2
Parking	2 Car Garage
# of Garages	2
View	Bay, Water
Waterfront	None
Has Pool	Yes

Pool	None
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## Interior

Interior Features	Ceiling Fan(s), High Ceilings, High Speed Internet, Recessed Lighting
Appliances	Tankless Gas Water Heater, Refrigerator
Heating	Heat Pump, Central
Cooling	Ceiling Fan(s), Heat Pump, Central Air
# of Stories	3
Stories	Three Or More

## Exterior

Exterior Features	Balcony
Lot Description	Corner Lot
Windows	Double Pane Windows, Shutters
Roof	Shingle
Foundation	Slab

## School Information

Elementary	Global Learning Academy
Middle	Workman
High	Pensacola

## Additional Information

Zoning	Res Single
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## Listing Details

Listing Office	Levin Rinke Realty
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