

# **\$650,000 - 10186 Holsberry Rd, Pensacola**

MLS® #642707

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## **\$650,000**

3 Bedroom, 2.00 Bathroom, 3,003 sqft  
Residential on 1 Acres

None, Pensacola, FL

A rare find off 9 Mile Road in Pensacola, Florida, luxury home with an income producing rental approximately \$1500. to \$2000. monthly or guest quarters for family, a prime location with its proximity to restaurants, shopping centers, medical facilities, hospitals, schools, and the esteemed Navy Federal Credit Union Hub, every aspect of modern living is within easy reach. Furthermore, the allure of Pensacola's renowned white sandy beaches, just 18 miles away along the Gulf of Mexico, promises endless leisure and relaxation. Venture a bit further, and within less than an hour, find yourself amidst the enchanting shores of Gulf Shores, Alabama, or delighting in the thrills of Foley's OWA Amusement Park and Tropical Falls Water Park. This property is not just a residence; it's a sanctuary encompassing two distinct single-family dwellings. The charming brick home's main dwelling features three bedrooms, two baths, and a captivating Florida Room. It stands majestically on a sprawling one-acre expanse. Step inside and be greeted by the culmination of meticulous renovations. The kitchen and bathrooms exude elegance with their tasteful tile backsplashes, baths, and showers complemented by gleaming granite countertops. Embracing modernity, all appliances, HVAC systems, water heater, and even the roof have been recently replaced, ensuring comfort and peace of mind for years to come. Moreover, the allure extends beyond the confines of the home, as a 16' x 36'



inground pool beckons for leisurely dips. In contrast, a 16' x 16' pavilion offers an ideal outdoor entertainment setting within a fenced yard's privacy. Adding to the allure is a versatile workshop spanning 16' x 52' with a generous 12' height. It features two wall doors and a convenient 10' x 10' roll-up door. Clad in durable, hardy board with a resilient metal roof, this space is equipped with water and electricity alongside a 50-amp RV site, catering to diverse needs and hobbies.

Built in 1990

**Essential Information**

MLS® #	642707
Price	\$650,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	3,003
Acres	1.00
Year Built	1990
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Active

**Community Information**

Address	10186 Holsberry Rd
Subdivision	None
City	Pensacola
County	Escambia
State	FL
Zip Code	32534

**Amenities**

Utilities	Cable Available
Parking Spaces	2
Parking	2 Car Garage, Front Entrance, Oversized, RV Access/Parking, Garage Door

	Opener
# of Garages	2
Has Pool	Yes
Pool	In Ground, Vinyl

## Interior

Interior Features	Storage, Baseboards, Ceiling Fan(s), High Ceilings, Walk-In Closet(s), Bonus Room
Appliances	Electric Water Heater, Built In Microwave, Dishwasher, Microwave, Refrigerator, Self Cleaning Oven, ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Refrigerator, ENERGY STAR Qualified Appliances, ENERGY STAR Qualified Water Heater
Heating	Central, Fireplace(s)
Cooling	Central Air, Ceiling Fan(s), ENERGY STAR Qualified Equipment
Fireplace	Yes
Fireplaces	Electric
# of Stories	1
Stories	One

## Exterior

Lot Description	Central Access, Interior Lot
Windows	Double Pane Windows, Blinds, Drapes
Roof	Shingle
Foundation	Slab

## School Information

Elementary	Mcarthur
Middle	Ferry Pass
High	Tate

## Additional Information

Zoning	County,Res Single
HOA Fees Freq.	Annually

## Listing Details

Listing Office	CHARLES STALLIONS RE SERVICES
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