

\$11,100,000 - 138 W Beach Drive, Miramar Beach

MLS® #961396

\$11,100,000

6 Bedroom, 7.00 Bathroom, 7,768 sqft
Detached Single Family on 0.00 Acres

GULF PINES 2ND ADDN, Miramar Beach, FL

Experience the epitome of coastal luxury living with this extraordinary 6-bedroom, 6.5-bathroom sanctuary, poised to generate over \$650k in rental income. Embraced by 100 feet of pristine beach frontage on a generous .5-acre lot, this haven promises an unparalleled escape. Upon entry, be greeted by a grand foyer leading to an expansive first floor, boasting a game room replete with a game table, foosball table, ping pong table, arcade, and shuffleboard, ensuring endless entertainment. Adjacent, find solace in the in-home fitness center equipped with workout amenities and on-demand workouts, or retreat to the oversized garage, accommodating all your storage needs. Ascend to the second floor, the heart of the home, where an open floor plan seamlessly connects the kitchen, dining, and expansive living areas. The gourmet kitchen, adorned with premium appliances and a spacious island, invites culinary delights, while two primary bedrooms with ensuite bathrooms offer unparalleled retreats.

Relax in the spacious media room or step outdoors to the Gulf-facing patio, featuring an outdoor dining area, kitchen, gas grill, and the pièce de résistance a stunning pool area boasting a sprawling deck, heated infinity pool, and rejuvenating hot tub.

Venture to the third floor, where three additional primary bedrooms, each with



ensuite bathrooms, await alongside an additional bunk room, ensuring ample accommodations for all. Then, proceed to the fourth floor, where two additional bunk rooms complete this coastal masterpiece.

With parking for six vehicles and proximity to local attractions, this property transcends mere accommodation it offers a gateway to an extraordinary coastal lifestyle.

Contact us today for rental projections & cost-to-own figures.

Built in 2017

Essential Information

MLS® #	961396
Sold Price	\$11,100,000
List Price	\$12,995,000
Bedrooms	6
Bathrooms	7.00
Full Baths	6
Half Baths	1
Square Footage	7,768
Acres	0.00
Year Built	2017
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Sold

Community Information

Address	138 W Beach Drive
Area	15 - Miramar/Sandestin Resort
Subdivision	GULF PINES 2ND ADDN
City	Miramar Beach
County	Walton
State	FL
Zip Code	32550

Amenities

Amenities	Beach, Deed Access
Utilities	Public Sewer, Public Water
Parking Spaces	2
Parking	Garage Attached, Oversized
# of Garages	2
Is Waterfront	Yes
Waterfront	Gulf
Has Pool	Yes
Pool	Private, Pool - Heated, Community

Interior

Interior Features	Floor Tile, Furnished - All, Floor Marble
Appliances	Dishwasher, Dryer, Range Hood, Washer, Refrigerator
Cooling	Ceiling Fans, AC - High Efficiency
# of Stories	4

Exterior

Exterior	Concrete, Stucco
Exterior Features	Deck Open, Patio Covered, Porch, Shower, BBQ Pit/Grill, Columns, Pool - Heated, Summer Kitchen
Lot Description	Sidewalk, Within 1/2 Mile to Water

School Information

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	209
Zoning	Resid Single Family
HOA Fees	300.00
HOA Fees Freq.	Annually

Listing Details

Listing Office	Compass
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