

\$225,000 - 14401 Front Beach Road 218, Panama City Beach

MLS® #989243

\$225,000

Bedroom, 1.00 Bathroom, 330 sqft
Condominium

Fontainebleau Terrace, Panama City Beach,
FL

Priced to SELL! Rare Gulf-Front Balcony Unit! It doesn't get any closer to the water than this! This is not a side view; this is one of only six direct Gulf-front units in the entire Fontainebleau Terrace. Unit 218 offers a truly unique, 2nd floor private balcony perched directly above the sugar-white sands and delivers breathtaking, unobstructed views of the Emerald waters. The seller's family has enjoyed this particular unit for over 25 years. This turnkey studio is an ideal personal getaway or a lucrative income-producing investment as a short-term rental. It is currently on a rental management program and a new buyer could continue making rental income right away by continuing current bookings. The unit features gorgeous coastal updates and furnishings. Enjoy the shiplap walls, plantation shutters, plenty of seating, a kitchenette area, and a tiled shower. Located in the sought-after central area of Panama City Beach, the complex borders the private access Bid-A-Wee Beach, which helps keep the beach less crowded than other areas of PCB. Additionally, Fontainebleau owns the parking lot across the street for even more convenience during the busy season. That's prime PCB land!

Enjoy the ultimate convenience with an all-inclusive monthly HOA fee that covers all



utilities, including electric, Wi-Fi, water, garbage, and security. Fontainebleau Terrace is a beloved PCB co-op that has undergone extensive recent renovations AND has passed its Milestone Inspection for peace of mind. Enjoy amenities including a beachfront pool, private beach access, on-site laundry, and covered beachfront pavilion. There's also an owner's lounge with a game room and fitness center undergoing renovations. As a significant bonus, the seller is willing to pay the remaining special assessment balance (~8k).

Just over a mile from the vibrant Pier Park hotspot, TopGolf, and countless dining options, this is your chance to have a rare piece of paradise. Direct-front units like this seldom come on the market at this price point. A video tour is available. Schedule your showing today!

Built in 1965

Essential Information

MLS® #	989243
Sold Price	\$225,000
List Price	\$250,000
Bathrooms	1.00
Full Baths	1
Square Footage	330
Year Built	1965
Type	Condominium
Sub-Type	Condominium
Style	N/A
Status	Sold

Community Information

Address	14401 Front Beach Road 218
Area	27 - Bay County
Subdivision	Fontainebleau Terrace
City	Panama City Beach

County	Bay
State	FL
Zip Code	32413

Amenities

Utilities	Electric, Public Sewer, Public Water, TV Cable
View	Gulf
Is Waterfront	Yes
Waterfront	Gulf

Interior

Cooling	Window Unit(s)
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Exterior

Exterior Features	Balcony
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School Information

Elementary	Hutchinson Beach
Middle	Surfside
High	Arnold

Additional Information

Days on Website	310
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Listing Details

Listing Office	Coldwell Banker Realty
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