

\$650,000 - 146 E Pine Lands Loop #c, Inlet Beach

MLS® #979621

\$650,000

2 Bedroom, 2.00 Bathroom, 1,293 sqft
Townhouse

PROMINENCE, Inlet Beach, FL

Prominently positioned in the resort-style community of Prominence on 30A, "Shell Yeah" seamlessly blends luxury accommodations with inviting coastal charm. Upstairs, the heart of the home welcomes you into a sophisticated living space thoughtfully designed for both relaxation and entertainment. Abundant natural light and warm wood tones create a serene coastal ambiance. A true rarity, this unit also overlooks lush greenery through the balcony spanning the entire width of the townhome (versus a view that looks straight into another unit). The gourmet kitchen showcases stunning Crystal Ice quartz countertops, a premium stainless-steel appliance package with a gas cooktop, and an extended island with integrated seating. The spacious primary suite, bathed in natural light, features a custom tray ceiling and picturesque views of the lush green space. Its spa-like ensuite boasts a double vanity, a walk-in closet, and a beautifully tiled walk-in wet room.

An additional guest room currently configured as a bunk room with a trundle along with a full bath and laundry, complete the second level.

Nestled in the sought-after community of Prominence, homeowners and guests enjoy access to two resort-style pools, community grills, walking trails, open green spaces, and The Big Chill, home to some of the area's top dining and entertainment venues. This fully



furnished unit boasts numerous updates and premium upgrades, including Integrated UV air filtration in the HVAC system, accent walls, bathroom glass enclosures shiplap surfaces, upgraded countertops, and a newly epoxied and sealed garage floor, among many other enhancements. With impressive rental potential annual revenue projections between \$60,000 - \$80,000 a year and its turnkey, fully furnished configuration, 146 Pine Lands Loop #C presents an outstanding opportunity for investors and those seeking a second home or full-time residence. Schedule a private viewing today and start living the coastal lifestyle you deserve!

Built in 2018

Essential Information

MLS® #	979621
Sold Price	\$650,000
List Price	\$704,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,293
Year Built	2018
Type	Townhouse
Sub-Type	Townhouse
Style	Townhome
Status	Sold

Community Information

Address	146 E Pine Lands Loop #c
Area	18 - 30A East
Subdivision	PROMINENCE
City	Inlet Beach
County	Walton
State	FL
Zip Code	32461

Amenities

Amenities	BBQ Pit/Grill, Picnic Area, Pool, Short Term Rental - Allowed
Utilities	Gas - Natural, Phone, Public Sewer, Public Water, TV Cable
Parking	Garage

Interior

Interior Features	Breakfast Bar, Tray Ceiling(s), Recessed Lighting, Owner's Closet, Pantry
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Microwave, Refrigerator, Washer, Gas Water Heater, Tankless Water Heater
Heating	Central, Gas - Natural
Cooling	Central Air, Ceiling Fan(s)
# of Stories	2

Exterior

Exterior Features	Balcony
Windows	Window Treatments
Roof	Metal
Construction	Frame, Siding CmntFbrHrdBrd
Foundation	Slab

School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	445
Zoning	Resid Multi-Family
HOA Fees	1632.46
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Corcoran Reverie SRB
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