

\$625,000 - 222 Audubon Drive, Miramar Beach

MLS® #975481

\$625,000

2 Bedroom, 2.00 Bathroom, 1,079 sqft
Detached Single Family on 0.10 Acres

FAIRWAYS AT SANDESTIN PH 2, Miramar Beach, FL

RESORT LIFE AT ITS BEST!! PRICE REDUCED FOT THIS SLICE OF PARADISE! Outstanding opportunity to own one of the adorable Fairway's free standing cottages! If you have been looking for fabulous water views, privacy, expansive outdoor space, ONE LEVEL and no shared walls! This cozy cottage is surrounded by mature trees, 2 fountains and boasts a screened-in porch, oversized outdoor deck overlooking lake and fountains PLUS a dock on the lake! New roof in 2024, updated kitchen and baths, offered fully furnished and ready to enjoy or rent. Golf cart parking/charging right out front and a HUGE attached storage shed included. The newly constructed community pool is just down the road!



Built in 1982

Essential Information

MLS® #	975481
Sold Price	\$625,000
List Price	\$675,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,079
Acres	0.10
Year Built	1982

Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Sold

Community Information

Address	222 Audubon Drive
Area	15 - Miramar/Sandestin Resort
Subdivision	FAIRWAYS AT SANDESTIN PH 2
City	Miramar Beach
County	Walton
State	FL
Zip Code	32550

Amenities

Amenities	Beach, Dock, Exercise Room, Fishing, Gated Community, Golf, Marina, Playground, Pool, Separate Storage, TV Cable, Tennis, Waterfront, Pets Allowed, Pickle Ball, Short Term Rental - Allowed
Utilities	Electric, Public Sewer, Public Water, TV Cable
View	Lake, Pond
Is Waterfront	Yes
Waterfront	Lake Front, Pond

Interior

Interior Features	Breakfast Bar, Kitchen Island, Recessed Lighting, Newly Painted, Owner's Closet, Split Bedroom, Washer/Dryer Hookup, Woodwork Painted
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Freezer, Microwave, Range Hood, Refrigerator, Washer, Electric Water Heater
Heating	Central
Cooling	Central Air, Ceiling Fan(s)
# of Stories	1

Exterior

Exterior Features	Sprinkler System
Lot Description	Easements, Restrictions, Survey Available, Within 1/2 Mile to Water
Windows	Window Treatments
Roof	Shake
Construction	Wood Siding, Trim Wood
Foundation	Slab

School Information

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	498
Zoning	Resid Single Family
HOA Fees	472.37
HOA Fees Freq.	Monthly

Listing Details

Listing Office	Rock-It Real Estate
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