

\$945,000 - 257 Driftwood Road Unit 3, Miramar Beach

MLS® #918172

\$945,000

4 Bedroom, 4.00 Bathroom, 2,018 sqft

Attached Single Unit on 0.00 Acres

DRIFTWOOD DRIVE TOWNHOMES, Miramar Beach, FL

Liv - Salty at Driftwood Drive! This luxury 20-unit townhome-style complex in Miramar Beach comes fully furnished, presents 'as new', and meets the highest standards of quality and design. It is also only a quick 3-minute stroll to the beach and within reach of the world-renowned restaurant Pompano Joe's Seafood House. The first floor is laid with porcelain tile throughout, contains a comfortable bedroom with custom built-in bunks, a first-floor bathroom, and a backyard patio with pavers to make for a wonderful entertainment space. The one-car garage is completely insulated with a dehumidifier, is equipped with tiled flooring, and is also able to be easily converted into an extra bedroom. Ask about the video tour! Leading upstairs, the second and third floors contain natural oak hardwood floors and are enhanced by the area's 9-foot ceilings, 5-1/4" crown molding, and LED light bulbs throughout. The kitchen is amazing, it's fully equipped with a full array of stainless-steel appliances including a 2022 Frigidaire Gallery series refrigerator, 2022 Frigidaire Gallery series microwave, flat cooktop range, dishwasher. You'll also be sure to find ample storage space in a range of soft-close Arista Craft Brand cabinetry and the pantry sets. There is a communal wood dining table that is perfect for special occasions and celebrations and an outdoor balcony that is fantastic for light snacks and cold drinks. The amenities included are exciting of course the beach is near, but there is also a community



pool filled with features on Driftwood that can be seen from outside the additional bedroom on the second floor. Lastly, the master suite on the third floor is stunning. It is incredibly spacious and contains a vast walk-in closet, a large-scale shower space, and a modern garden soaking tub that you would have to see-to-believe. The exterior is comprised of fiber cement board sidings, PPG elastomeric paint coatings, and impact glass windows that are able to suppress objects up to 150 MPH. Sellers are selling home as a 1031 Tax Exchange.

Built in 2017

Essential Information

| | |
|----------------|----------------------|
| MLS® # | 918172 |
| Sold Price | \$945,000 |
| List Price | \$955,900 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 4 |
| Square Footage | 2,018 |
| Acres | 0.00 |
| Year Built | 2017 |
| Type | Attached Single Unit |
| Sub-Type | Attached Single Unit |
| Style | Townhome |
| Status | Sold |

Community Information

| | |
|-------------|-------------------------------|
| Address | 257 Driftwood Road Unit 3 |
| Area | 15 - Miramar/Sandestin Resort |
| Subdivision | DRIFTWOOD DRIVE TOWNHOMES |
| City | Miramar Beach |
| County | Walton |
| State | FL |
| Zip Code | 32550 |

Amenities

| | |
|-----------|---|
| Amenities | BBQ Pit/Grill, Dumpster, Minimum Rental Prd, Pets Allowed, Pool |
| Utilities | Electric, Public Sewer |
| Parking | Garage, Garage Attached |
| Has Pool | Yes |
| Pool | Community |

Interior

| | |
|-------------------|---|
| Interior Features | Ceiling Crwn Molding, Floor Hardwood, Floor Tile, Furnished - All, Lighting Recessed, Newly Painted, Owner's Closet, Window Treatment All |
| Appliances | Dishwasher, Dryer |
| Heating | Heat Cntrl Electric, Heat High Efficiency |
| Cooling | AC - 2 or More, AC - High Efficiency, Ceiling Fans |
| # of Stories | 3 |

Exterior

| | |
|-------------------|---|
| Exterior | Roof Dimensional Shg, Siding CmntFbrHrdBrd, Trim Aluminum |
| Exterior Features | Balcony, Fenced Lot-Part |
| Lot Description | Within 1/2 Mile to Water |
| Roof | Roof Dimensional Shg |

School Information

| | |
|------------|---------------|
| Elementary | Van R Butler |
| Middle | Emerald Coast |
| High | South Walton |

Additional Information

| | |
|-----------------|--------------------|
| Days on Website | 440 |
| Zoning | Resid Multi-Family |
| HOA Fees | 950.00 |
| HOA Fees Freq. | Quarterly |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | Coldwell Banker Realty |
|----------------|------------------------|

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