

\$725,000 - 5 Calhoun Avenue Unit 203, Destin

MLS® #972004

\$725,000

3 Bedroom, 3.00 Bathroom, 2,196 sqft
Condominium

SIDES MORENO POINT WEST, Destin, FL

The Owner is motivated to sell! Price reduced to \$775,000. Located in Destin's exclusive Sides Moreno Point West, enjoy 180° views of Crab Island, East Pass, and the Gulf from your 240 sq ft balcony—large enough for sectional seating, al fresco dining, and sunbathing. The freshly painted 2,196 sq ft interior features 10' ceilings, crown molding, and an open layout ideal for entertaining. The 3BR/3BA waterfront residence is a boater's dream—complete with a 30' deeded boat slip with a 16k lb lift and separate jet ski lift. (Both the lifts are being outfitted with all new pilings, and the special assessment for marina upgrades has been paid in full.)

Read on to discover how this rare offering blends effortless boating with coastal luxury: Crafted for those drawn to the water, this light-filled condo provides direct access to Destin Harbor, Choctawhatchee Bay, and the Gulf. Fish from the dock, paddle into tranquil waters, or head offshore, it's all at your doorstep. Inside, expansive countertops, a breakfast bar, and wet bar make entertaining easy, while the primary suite features balcony access, a jetted tub, separate shower, dual vanities, and a large walk-in closet. Lovingly maintained by its original owner as a primary residence since 2004, the home is a blank canvas ready to reflect your personal style. Sides Moreno Point West is a rental-restricted, low-density community of just 44 units offering peace, quiet, and security with only one tenant



allowed per every 30 days. The building has successfully completed its Structural Integrity Reserve Study (SIRS), is very well-managed by a proactive Board, and maintains ample reserves. Notably, the Board has reduced insurance premiums by approximately \$100,000 over the past two years. Residents enjoy gated entry, covered parking, paddleboard/kayak storage, private storage unit, BBQ area, and a beautifully landscaped waterfront pool. Building-wide fiber optic has been recently installed and each unit enjoys high speed, private WiFi and streaming DirecTV's "Choice" package. (See documents for channel lineups.) This is Destin living at its most refined. The Board approved a reduction in the monthly Association assessment from \$1,700/month to \$1,590/month effective 01/01/26. The boat slip owner's assessment is \$1,000/quarter as of 01/01/26.

Built in 2004

Essential Information

MLS® #	972004
Sold Price	\$725,000
List Price	\$775,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,196
Year Built	2004
Type	Condominium
Sub-Type	Condominium
Style	N/A
Status	Sold

Community Information

Address	5 Calhoun Avenue Unit 203
Area	14 - Destin
Subdivision	SIDES MORENO POINT WEST

City	Destin
County	Okaloosa
State	FL
Zip Code	32541

Amenities

Utilities	Other, Public Sewer, Public Water, Underground
Parking	Guest, Garage, Covered
# of Garages	1
View	Bay, Gulf/Pass, Harbor
Is Waterfront	Yes
Waterfront	Bay, Gulf/Pass, Shore - Rip Rap, Waterfront
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Breakfast Bar, Crown Molding, Tray Ceiling(s), Recessed Lighting, Newly Painted, Pantry, Split Bedroom, Washer/Dryer Hookup, Wet Bar
Appliances	Dishwasher, Disposal, Dryer, Freezer, Microwave, Double Oven, Refrigerator, Washer, Electric Water Heater
Heating	Central
Cooling	Central Air, Ceiling Fan(s)

Exterior

Exterior Features	Balcony, Boat Slip, Dock
Windows	Double Pane Windows, Plantation Shutters, Window Treatments
Roof	Metal
Construction	Concrete, Stucco
Foundation	Foundation On Piling

School Information

Elementary	Destin
Middle	Destin
High	Destin

Additional Information

Days on Website	535
-----------------	-----

Listing Details

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

DISCLAIMER: Information Deemed Reliable but not guaranteed. The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. All listings are provided courtesy of the Emerald Coast Association of Realtors, Copyright 2026, All rights reserved.

Listing information last updated on September 10th, 2026 at 5:07am CDT