

# \$495,000 - 6706 Sunset Avenue, Panama City Beach

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MLS® #1012799

**\$495,000**

4 Bedroom, 2.00 Bathroom, 1,429 sqft

Detached Single Family on 0.13 Acres

HOLIDAY BEACH UNIT 06, Panama City Beach, FL

Welcome to Coastal Bliss, where every detail has been thoughtfully designed to create unforgettable moments along Florida's Emerald Coast. Perfectly positioned in one of Panama City Beach's most desirable golf cart-friendly neighborhoods, this beautifully appointed 4-bedroom, 2-bath coastal residence offers the rare combination of luxury, location, and investment potential--all just moments from the Gulf of Mexico. Situated on an oversized corner homesite, this exceptional property enjoys tranquil lagoon views from the backyard while Public Beach Access #12 is just moments away, placing the sugar-white sand, emerald-green waters, TopGOLF - practically at your doorstep. Whether you're searching for a full-time residence, luxurious second home, or exceptional income-producing investment, this turnkey property is ready to enjoy from day one. From the moment you enter, you'll appreciate the bright, open-concept design that effortlessly blends sophisticated finishes with relaxed coastal elegance. The spacious living room flows seamlessly into the dining area and beautifully appointed kitchen, creating an inviting gathering space perfect for entertaining family and friends. At the heart of the home, the chef-inspired kitchen showcases an oversized island, elegant glass tile backsplash, stainless steel appliances, abundant cabinetry, and generous workspace, making every meal feel like a special occasion.



Designed to comfortably accommodate family and guests, the home features four spacious bedrooms. Two beautifully appointed guest bedrooms with queen beds are conveniently located on the main level, while upstairs you'll discover a luxurious primary suite with a king bed alongside an additional 4th bedroom featuring two full-size beds. The thoughtful floor plan comfortably sleeps everyone while maintaining an open, spacious feel throughout. One of the home's signature features is the expansive second-floor wraparound balcony that surrounds the residence, creating an incredible outdoor living experience. Sip your morning coffee overlooking the lagoon, unwind beneath breathtaking Gulf Coast sunsets, or gather with loved ones as the coastal breeze sets the perfect backdrop for unforgettable evenings. The outdoor living continues below with a covered furnished patio overlooking the private vinyl-fenced backyard. Designed for entertaining, you'll enjoy a grilling pavilion, relaxing porch swing, fire pit gathering area, and an abundance of green space for games, family gatherings, and outdoor dining beneath the stars. Coastal Bliss isn't simply a beautiful home--it was created around family traditions. After every incredible day at the beach, ring the home's welcoming bell as you return "home" to celebrate another day of making lifelong memories. Before departing for your journey home, ring it once more as a wish for safe travels until your next visit. It's a simple tradition that turns every stay into something truly unforgettable. Beyond its exceptional beauty, this property offers the convenience every coastal homeowner desires. The oversized corner lot provides ample parking for multiple vehicles, boats, golf carts, and recreational equipment, along with a covered garage measuring approximately 12.5' x 25' and an additional lockable storage area for all your beach essentials. Boating enthusiasts will appreciate being just blocks from the

neighborhood boat ramp, making days on the water effortless. Spend mornings fishing the lagoon, afternoons on the Gulf, and evenings enjoying the area's incredible restaurants, shopping, entertainment, and waterfront attractions--all just minutes from your front door. Quality craftsmanship and thoughtful upgrades provide lasting value throughout the home, including new ocean-rated impact windows installed within the last 6 years, elegant plantation shutters, a durable metal roof, luxury vinyl plank flooring, and beautifully mai

Offered fully furnished (excluding select personal items), this remarkable residence is completely turnkey and ready to enjoy immediately.

#### Luxury Coastal Highlights

Public Beach Access #12 just moments away

Lagoon views from the backyard

Golf cart-friendly neighborhood

One block to the lagoon and community dock

Three blocks to the Gulf of Mexico

Expansive wraparound second-floor balcony

Covered outdoor living area with television

Fire pit, grilling pavilion, and porch swing

Oversized corner homesite with fully fenced backyard

Boat and RV parking

Covered garage plus additional lockable storage

Ocean-rated impact windows with plantation shutters

Minutes from marinas, waterfront dining, boutique shopping, entertainment, Topgolf, and area attractions

Whether you're enjoying sunset cocktails from the wraparound balcony, spending the day boating on the lagoon, walking to the beach with family, or entertaining guests beneath the stars, Coastal Bliss offers far more than a

home--it delivers the luxury coastal lifestyle buyers dream of.

This is a rare opportunity to own an extraordinary beach retreat where every day feels like a vacation and every visit becomes a cherished memory.

Built in 1980

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | 1012799                |
| Sold Price     | \$495,000              |
| List Price     | \$499,000              |
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,429                  |
| Acres          | 0.13                   |
| Year Built     | 1980                   |
| Type           | Detached Single Family |
| Sub-Type       | Detached Single Family |
| Style          | A-Frame                |
| Status         | Sold                   |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 6706 Sunset Avenue    |
| Area        | 27 - Bay County       |
| Subdivision | HOLIDAY BEACH UNIT 06 |
| City        | Panama City Beach     |
| County      | Bay                   |
| State       | FL                    |
| Zip Code    | 32408                 |

**Amenities**

|           |                                               |
|-----------|-----------------------------------------------|
| Utilities | Electric, Public Water, Septic Tank, TV Cable |
| Parking   | Boat, Attached Carport, Covered               |
| View      | Lagoon                                        |

**Interior**

|              |                                                              |
|--------------|--------------------------------------------------------------|
| Appliances   | Dishwasher, Disposal, Dryer, Microwave, Refrigerator, Washer |
| Heating      | Central                                                      |
| Cooling      | Central Air                                                  |
| # of Stories | 2                                                            |

## Exterior

|                   |                                      |
|-------------------|--------------------------------------|
| Exterior Features | Private Yard                         |
| Lot Description   | Corner Lot, Within 1/2 Mile to Water |
| Roof              | Metal                                |
| Construction      | Siding Vinyl                         |
| Foundation        | Foundation On Piling                 |

## School Information

|            |          |
|------------|----------|
| Elementary | Patronis |
| Middle     | Surfside |
| High       | Arnold   |

## Additional Information

|                 |                     |
|-----------------|---------------------|
| Days on Website | 7                   |
| Zoning          | Resid Single Family |

## Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | RealJoy Realty LLC |
|----------------|--------------------|

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