

\$459,000 - 8443 Gulf Boulevard Apt F26, Navarre

MLS® #921663

\$459,000

2 Bedroom, 3.00 Bathroom, 1,096 sqft
Attached Single Unit on 0.00 Acres

SUGAR BEACH T/H, Navarre, FL

Welcome to a rare opportunity to own a vacation home that is steps away from the Gulf side white sandy beaches and turquoise waters. Look at the ROI on this unit WOW!!!! In 2022, the unit grossed 45,282 per year while the owner also came and occupied often. Gross numbers for 2023 are climbing as well. Please ask for the rental mgmt documents to show these exact figures. In 2021, the unit grossed 39,933 that year, so you can see how the figures keep climbing as Navarre Beach seems to be the fastest growing vacationer destination. This remarkable town home is a two story that features 2 large bedrooms and three bathrooms total. The home also has a laundry room so you don't have to travel for miles to find a laundry-mat. The privacy is incredible because you also get your own backyard fenced area with a concrete table that conveys. The entire home has been well kept and all the furniture and appliances will remain with the home purchase. The town home gets a ton of bookings non stop so showings will be sparse so call in advance for a private showing.

Downstairs as you enter the foyer, you will notice a full sized kitchen with plenty of natural lighting leading to the dining area and an oversized living room for guests. You will always feel connected downstairs with the open layout. There is plenty of cabinets and closets for storage and the bedrooms are located up stairs.



The HOA has recently replaced the roof already and the home owners has done minor updates throughout the inside of the home, including the new LVP flooring.

The home will include the rental bookings for you to inherit if you would like. Please add that in your offer in case this is going to be a rental money maker for yourself instead of a private residence.

You will also appreciate that the pool is right out your front door as you will see in the drone photos. The opportunity of walking to the beach or the pool is all you could ever ask for. Sugar Beach town homes are rare to be available, so grab your GEM on the beach today! No multiple stairs, traffic or hot elevators to worry about. Just get the keys to your beach home and walk right inside!

Built in 1980

Essential Information

MLS® #	921663
Sold Price	\$459,000
List Price	\$459,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,096
Acres	0.00
Year Built	1980
Type	Attached Single Unit
Sub-Type	Attached Single Unit
Style	Townhome
Status	Sold

Community Information

Address	8443 Gulf Boulevard Apt F26
Area	11 - Navarre/Gulf Breeze
Subdivision	SUGAR BEACH T/H
City	Navarre
County	Santa Rosa
State	FL
Zip Code	32566

Amenities

Amenities	Deed Access, Leasehold, Pool, Waterfront
Utilities	Electric, Public Sewer, Public Water, TV Cable, Underground
Has Pool	Yes
Pool	Pool - In-Ground, Community

Interior

Interior Features	Floor Tile, Floor Vinyl, Furnished - All
Appliances	Cooktop, Dishwasher, Dryer, Microwave, Refrigerator, Smoke Detector, Washer
Cooling	AC - Central Elect
# of Stories	2

Exterior

Exterior	Concrete, Roof Dimensional Shg, Stucco
Exterior Features	Fenced Back Yard, Patio Open, Pool - In-Ground
Lot Description	Covenants, Within 1/2 Mile to Water
Roof	Roof Dimensional Shg

School Information

Elementary	Holley-Navarre
Middle	Holley-Navarre
High	Navarre

Additional Information

Days on Website	378
Zoning	Resid Multi-Family
HOA Fees	3600.00
HOA Fees Freq.	Annually

Listing Details

Listing Office	Keller Williams Realty Navarre
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