

\$550,000 - 9358 Cool Breeze Drive, Panama City Beach

MLS® #967272

\$550,000

2 Bedroom, 3.00 Bathroom, 1,743 sqft

Townhouse on 0.11 Acres

Latitude at Watersound, Panama City Beach, FL

Discover your dream retreat at the exquisite Tortola Villa complete with a luxurious spa that conveys overlooking a gorgeous pond view in the 55+ community of Latitude Margaritaville Watersound in Panama City Beach! This exceptional villa is unique, featuring not just two spacious bedroom suites, but also a convenient powder room and a versatile flex room, all within an expansive 1,743 sqft layout. Revel in the numerous custom upgrades that elevate this home beyond a typical new build, including stunning Luxury Vinyl Plank flooring throughout the common areas, bedrooms, and powder room, plus a stylish ocean floor epoxy finish in the garage with added shelving for convenience. Culinary enthusiasts will adore the chef's kitchen, outfitted with an upgraded appliance package, 42" cabinets with under cabinet lighting, elegant quartz countertops, and a wine/beverage cooler perfect for savoring your favorite libations while enjoying picturesque pond views. After a delightful meal, unwind on the extended paved lanai, where you can indulge in the spa and witness breathtaking evening sunsets. Cozy up by the fireplace before retreating to the master suite, featuring a seamless shower designed for ultimate relaxation. With all this luxury at your fingertips, you're guaranteed the best night's sleep as you dream of tomorrow's adventures in Margaritaville. Whether it's soaking up live music every day, swimming in the resort-style Oasis pool, dining at Bar & Chill, or



participating in countless fitness classes and events organized by the dedicated Lifestyle staff, Tortola Villa is your gateway to a vibrant and fulfilling lifestyle. Don't miss out on this extraordinary opportunity your paradise awaits!

Built in 2024

Essential Information

MLS® #	967272
Sold Price	\$550,000
List Price	\$565,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,743
Acres	0.11
Year Built	2024
Type	Townhouse
Sub-Type	Townhouse
Style	Beach House
Status	Sold

Community Information

Address	9358 Cool Breeze Drive
Area	27 - Bay County
Subdivision	Latitude at Watersound
City	Panama City Beach
County	Bay
State	FL
Zip Code	32413

Amenities

Amenities	Community Room, Exercise Room, Gated Community, Minimum Rental Prd, Pool, Tennis, Waterfront, Whirlpool, Pets Allowed, Pickle Ball, Short Term Rental - Allowed
Utilities	Gas - Natural, Public Sewer, Public Water
# of Garages	2

View	Pond
Is Waterfront	Yes
Waterfront	Pond

Interior

Interior Features	Tray Ceiling(s), Kitchen Island, Recessed Lighting, Pull Down Stairs, Split Bedroom
Appliances	Dishwasher, Disposal, Dryer, Microwave, Refrigerator, Washer, Gas Water Heater, Tankless Water Heater
Heating	Central, Gas - Natural
Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
Fireplaces	Fireplace Gas
# of Stories	1

Exterior

Exterior Features	Hot Tub
Construction	Siding CmntFbrHrdBrd

School Information

Elementary	West Bay
Middle	Surfside
High	Arnold

Additional Information

Days on Website	592
Zoning	Resid Single Family
HOA Fees	354
HOA Fees Freq.	Monthly

Listing Details

Listing Office	Bob Hodges and Sons Realty
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