

\$484,000 - 9600 Grand Sandestin Boulevard Unit 3401, Miramar Beach

MLS® #970782

\$484,000

3 Bedroom, 3.00 Bathroom, 1,652 sqft
Condominium

LASATA, Miramar Beach, FL

Welcome to Lasata 3401 and 3403 - an incredible, unique investment that offers multiple rental configurations for you and your guests. These two connected condominiums provide options for vacationers to rent a one, two, or three bedroom unit, allowing you potential income from groups of 2 to 10 people!

SELLER will consider PAYING down buyer's mortgage interest rate or PAYING 3 months of HOA dues with acceptable offer.

Unit 3401, known as the "Coconut Cottage," is a gorgeous two bedroom, two bath condo on the 4th floor of the Lasata high-rise in the stunning Sandestin resort. Light tones, modern décor, and all the comforts of home ensure that everyone enjoys relaxing in this open concept space. The living area offers plenty of seating and flows seamlessly into the dining area with a table and chairs for 6. The floor to ceiling windows and sliding glass doors provide beautiful natural light, and the wrap around balcony is the perfect place to enjoy your morning coffee or happy hour beverage. With bar height seating at the granite countertop, your guests can chat with the 'chef' in the house as they put the ample kitchen supplies to good use. King beds in each bedroom and the pull-out couch ensure that your visitors will rest well in



the comfort of this spacious condo. The larger bathroom is ensuite to the primary bedroom, with a double vanity, large walk-in shower, and separate tub giving your guests plenty of space to clean up between a day at the beach and a night on the town.

You'll notice a locked door at the end of the hall to the left . . . wait, there's more! Through that door, you'll find Unit 3403, the delightful "Grand Getaway." Inside this perfectly sized studio, up to 4 more guests will sleep comfortably on two queen beds, savor sips or bites on their own private balcony, and make good use of the microwave and fridge in the mini-kitchen. The bathroom is easily available for everyone, and the extra shelving gives each person plenty of room for their essentials. When you purchase this condo, you have the option of renting the 2-bedroom 3401 and the studio 3403 separately, or allowing guests to rent both units together. What an incredible and unique benefit for you and your vacationers!

Nestled within the trees of Sandestin, Lasata is part of a popular visitor and local favorite - Baytowne Wharf. Activities vary throughout the year in Baytowne, and regardless of the season, you can always find something to do. Do you enjoy the outdoors? Vacationers and owners alike have quick access to bike trails, golf, tennis, ziplines, boating, jetskis, and much more. Are you a foodie? From gelato to gumbo or coffee to cocktails, more than 20 dining establishments provide an array of restaurants, cafes, and bars to choose from. Shop till you drop within Baytowne or venture to the nearby Grand Boulevard or Silver Sands Outlet Mall . . . the possibilities are endless! As if that isn't enough, the party continues into the night with live music, summer concerts, and dancing. With the many restaurants, stores, events, and activities of Baytowne Wharf, as well as the access to multiple pools, hot tub, and fitness room within Sandestin, your guests

will be thrilled to enjoy the beach or the resort and return to their luxurious Lasata condominium.

Built in 2004

Essential Information

MLS® #	970782
Sold Price	\$484,000
List Price	\$499,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,652
Year Built	2004
Type	Condominium
Sub-Type	Condominium
Style	N/A
Status	Sold

Community Information

Address	9600 Grand Sandestin Boulevard Unit 3401
Area	15 - Miramar/Sandestin Resort
Subdivision	LASATA
City	Miramar Beach
County	Walton
State	FL
Zip Code	32550

Amenities

Utilities	Community Sewer, Community Water, Electric, TV Cable
Is Waterfront	Yes
Waterfront	Bay

Interior

Interior Features	Breakfast Bar, Recessed Lighting, Lock Out, Owner's Closet, Washer/Dryer Hookup, Wet Bar
Appliances	Dishwasher, Dryer, Washer, Electric Water Heater
Heating	Central

Cooling Central Air, Ceiling Fan(s)

Exterior

Exterior Features Balcony, Columns

School Information

Elementary Van R Butler

Middle Emerald Coast

High South Walton

Additional Information

Days on Website 561

Listing Details

Listing Office FIV Realty Co Florida LLC

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