

\$1,025,000 - 9961 E County Hwy 30a 205, Alys Beach

MLS® #983576

\$1,025,000

3 Bedroom, 3.00 Bathroom, 1,676 sqft
Condominium

ALEXANDER AT PALM COURT, Alys Beach,
FL

Introducing an exceptional offering at the iconic Alexander, one of the most sought-after and impeccably maintained buildings along all of 30A. With a refined \$46,000 price adjustment, Residence 205 now represents one of the most compelling luxury values between Alys Beach and Rosemary Beach, two of the most prestigious coastal enclaves on the Emerald Coast.

This chic proportioned three-bedroom, three-bath residence is defined by its generous scale, sophisticated updates, and effortless indoor-outdoor flow. The expansive main living area, bright, inviting, and thoughtfully appointed, extends seamlessly to a large private balcony ideal for morning rituals, sunset gatherings, and elevated entertaining. The serene primary suite offers a tranquil sitting area and captures soft Gulf glimpses through a wall of windows. A private en-suite guest retreat and a charming bunk room thoughtfully accommodate both extended family and visitors. Recent enhancements, including new paint, updated lighting, and fresh furnishings, allow the residence to live move-in ready with a polished coastal aesthetic.

Perfectly positioned with deeded beach access and unmatched walkability to Alys and Rosemary's restaurants, boutiques, and cultural events, this residence delivers both lifestyle and long-term value. With its prestigious address, updated interiors, and



meaningful price improvement, The Alexander 205 stands as an extraordinary opportunity in one of the most desirable locations on 30A.

Built in 2006

Essential Information

MLS® #	983576
Sold Price	\$1,025,000
List Price	\$1,249,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,676
Year Built	2006
Type	Condominium
Sub-Type	Condominium
Style	N/A
Status	Sold

Community Information

Address	9961 E County Hwy 30a 205
Area	18 - 30A East
Subdivision	ALEXANDER AT PALM COURT
City	Alys Beach
County	Walton
State	FL
Zip Code	32461

Amenities

Amenities	Beach, Deed Access, TV Cable, Pets Allowed, Short Term Rental - Allowed
Utilities	Public Sewer, Public Water, TV Cable, Underground
View	Gulf

Interior

Interior Features	Kitchen Island, Recessed Lighting, Newly Painted, Split Bedroom, Washer/Dryer Hookup
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Microwave, Refrigerator,

	Washer, Electric Water Heater
Cooling	Central Air

Exterior

Exterior Features	Balcony
Windows	Window Treatments
Roof	Flat
Construction	Concrete, Steel Frame

School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	408
HOA Fees	3767.95
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Christies International Real Estate Emerald Coast
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