

\$4,500,000 - 16525 Front Beach Road, Panama City Beach

MLS® #1010276

\$4,500,000

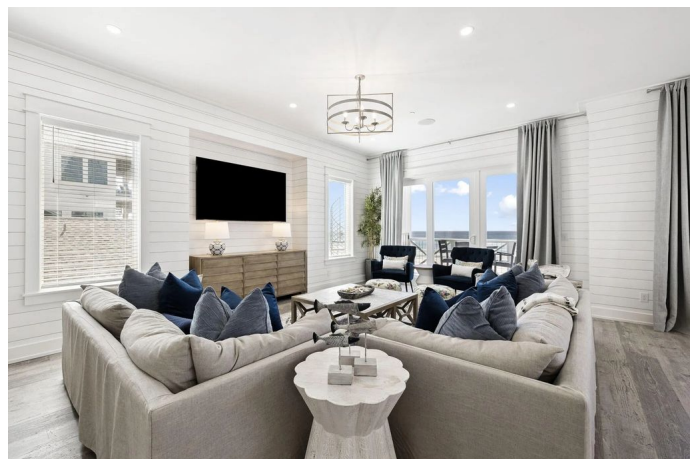
6 Bedroom, 7.00 Bathroom, 3,735 sqft
Detached Single Family on 0.14 Acres

n/a, Panama City Beach, FL

Wake up to uninterrupted Gulf of Mexico views, step onto your private balcony, and hear nothing but waves. 16525 Front Beach Road is a fully furnished, turnkey beachfront home offering 50 feet of pristine Gulf frontage, its own beach walkover right out the back door over the dune, a heated pool, and rental projections of \$359,000 annually with accommodations for up to 22 guests. Whether you're seeking a high-performing vacation rental on the Emerald Coast or a legacy Gulf front family retreat, this property delivers on every level.

Maintained in like-new condition and offered fully furnished, this Gulf front home is move-in ready. With strong rental projections and capacity for large groups, it presents a compelling opportunity for investors seeking a premier beachfront vacation rental on the Emerald Coast. Designed to maximize Gulf views, the home features three expansive balconies connected by a spiral staircase, creating multiple outdoor living spaces with panoramic water views. Two Gulf-facing primary bedrooms open directly to their own balconies, letting guests wake up to the sound of waves and unobstructed views of the Gulf of Mexico.

The second floor serves as the main living level, where an open-concept kitchen, dining, and living area flows seamlessly to a large balcony overlooking the beach. The kitchen is



built for entertaining, featuring quartz countertops, custom cabinetry, a tile backsplash, a large island with seating for six, gas range, built-in ice maker, and double sinks.

The first floor is designed for gathering and recreation, with a bunk room and recreation room that opens directly to the heated pool area. A built-in bar with ice maker and beverage refrigerator creates the perfect setup for poolside entertaining after a day on the beach.

The primary suite offers Gulf views, a balcony, walk-in closet, double vanity, garden tub, and separate shower. Throughout the home you'll find shiplap accent walls, ensuite bathrooms in every bedroom, generous owner storage closets on each floor, and integrated WiFi extenders with indoor and outdoor speakers. Outside, a beach walkover, outdoor shower, Polywood outdoor furniture, and abundant parking round out a package that is rarely found in Gulf front homes. Positioned on a quiet stretch of beach with no nearby public walkovers, the shoreline here stays uncrowded, giving guests the feel of a private beach just steps from the door, while still being just minutes from Pier Park's restaurants, shopping, and entertainment.

16525 Front Beach Road is a rare Gulf front home where luxury amenities, an unbeatable location, and exceptional vacation rental income potential come together in one standout beachfront property.

Built in 2022

Essential Information

MLS® #	1010276
Price	\$4,500,000
Bedrooms	6
Bathrooms	7.00

Full Baths	6
Half Baths	1
Square Footage	3,735
Acres	0.14
Year Built	2022
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

Community Information

Address	16525 Front Beach Road
Area	27 - Bay County
Subdivision	n/a
City	Panama City Beach
County	Bay
State	FL
Zip Code	32413

Amenities

Utilities	Electric, Gas - Natural, Public Sewer, Public Water, TV Cable
Parking	Attached Carport, Golf Cart Garage, Oversized, Covered
View	Gulf, Lake
Is Waterfront	Yes
Waterfront	Gulf
Water View	Gulf, Lake
Has Pool	Yes
Pool	Heated

Interior

Interior Features	Breakfast Bar, Vaulted Ceiling(s), Kitchen Island, Recessed Lighting, Lock Out, Owner's Closet, Pantry, Walls Paneled, Washer/Dryer Hookup, Wet Bar
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range Hood, Refrigerator, Washer, Gas Water Heater, Tankless Water Heater
Heating	Heat Pump, Central, Gas - Natural
Cooling	Central Air, Ceiling Fan(s)
# of Stories	3

Exterior

Exterior Features	Outdoor Grill, Balcony, Pool - Gunite Concrtr, Outdoor Shower, Outdoor Kitchen
Lot Description	Interior Lot, Level, Survey Available, Within 1/2 Mile to Water
Windows	Double Pane Windows, Window Treatments
Roof	Metal
Construction	Concrete, ICFs (Insulated Concrete Forms), Roof Pitched, Siding CmntFbrHrdBrd
Foundation	Foundation On Piling

School Information

Elementary	Hutchinson Beach
Middle	Surfside
High	Arnold

Additional Information

Zoning	Resid Single Family
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Listing Details

Listing Office	Christies International Real Estate Emerald Coast
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Listing information last updated on September 11th, 2026 at 5:52am CDT