

\$1,647,000 - 254 Sands Street, Panama City Beach

MLS® #989358

\$1,647,000

5 Bedroom, 5.00 Bathroom, 3,159 sqft

Detached Single Family

Sands Street Villas, Panama City Beach, FL

PRICE Reduction of 50,000 dollars! Home is now completed! Ready for Short-term Rental. Rental Projection of \$200 to \$220 thousand annually. New Construction Coastal Retreat - Fully Furnished. Discover this beautifully crafted coastal luxury home, located on the highly desirable West End of Panama City Beach--just steps from the Gulf's most beautiful beaches. Completed, and tastefully decorated, this residence offers both a serene retreat and exceptional \$178,000 Rental Projection per year of income-producing potential. This 5-bedroom, 4.5-bathroom home spans two stories with parking for 6 vehicles and designed for both comfort and sophistication. The chef's kitchen is a true showpiece, featuring upgraded stainless-steel appliances, including a French-door refrigerator, gas cooktop, dishwasher, and wall oven/microwave combination. Custom 42" white shaker cabinetry, quartz countertops, and a spacious walk-in pantry complete this gourmet space. The open design flows seamlessly to outdoor living with a 12'x24' private saltwater pool, gas-heated for year-round enjoyment. Additional highlights include: " Gas tankless water heater " Hurricane-impact rated windows " Durable metal roof & Hardie siding " 8' interior and exterior doors " 10' ceilings on both levels A spacious game room that offers views of the pool, while multiple living areas provide plenty of space for entertaining. Conveniently located within walking distance to the pristine



white-sand beaches, and just minutes to 30A, Pier Park shopping, dining, entertainment, and a short ride to local grocery stores, this home is the perfect blend of luxury and convenience. Whether as a private coastal escape or a high-yield vacation rental, this home presents a rare opportunity on the beautiful West end.

Built in 2026

Essential Information

MLS® #	989358
Price	\$1,647,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,159
Year Built	2026
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

Community Information

Address	254 Sands Street
Area	27 - Bay County
Subdivision	Sands Street Villas
City	Panama City Beach
County	Bay
State	FL
Zip Code	32413

Amenities

Utilities	Electric, Gas - Natural, Lift Station, Public Sewer, Public Water, TV Cable, Tap Fee Paid, Underground
Parking	Oversized
# of Garages	4
Has Pool	Yes

Pool	Heated, In Ground
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Interior

Interior Features	Breakfast Bar, Tray Ceiling(s), Kitchen Island, Recessed Lighting, Owner's Closet, Pantry, Shelving, Washer/Dryer Hookup, Wet Bar
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range Hood, Refrigerator, Washer, Gas Water Heater, Tankless Water Heater
Heating	Central, Gas - Natural
Cooling	Central Air, Ceiling Fan(s)
# of Stories	2

Exterior

Exterior Features	Balcony, Columns, Private Yard, Pool - Gunite Concrct, Outdoor Shower, Sprinkler System
Lot Description	Covenants, Restrictions, Within 1/2 Mile to Water
Windows	Double Pane Windows, Storm Window(s)
Roof	Metal
Construction	Concrete, Frame, Roof Pitched, Siding CmntFbrHrdBrd

School Information

Elementary	Hutchinson Beach
Middle	Breakfast Point
High	Arnold

Additional Information

Zoning	City, Resid Single Family
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Listing Details

Listing Office	Berkshire Hathaway HomeServices
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