

\$2,495,000 - 291 Scenic Gulf Drive Unit 1405, Miramar Beach

MLS® #1004616

\$2,495,000

3 Bedroom, 3.00 Bathroom, 1,480 sqft
Condominium

EDGEWATER BEACH CONDO PH 2,
Miramar Beach, FL

Welcome to the pinnacle of coastal living in the heart of Miramar Beach. This stunning gulf-front penthouse offers an unparalleled lifestyle where turquoise waters and sugar-white sands become your everyday backdrop. Perched high above the shoreline, Unit 1405 delivers breathtaking, panoramic Gulf views that transform every moment into something extraordinary.

Enter the open-concept layout and feel the space come alive with natural light pouring through expansive windows. The modern kitchen features upgraded appliances perfect for entertaining, while three spacious bedrooms and three full bathrooms provide comfortable accommodations for residents and guests alike. An upgraded HVAC system ensures year-round comfort in this beautifully maintained retreat.

The true showstopper is the private 2,200-square-foot terrace -- an entertainer's dream where golden sunsets paint the sky over the emerald Gulf waters. This remarkable outdoor space offers endless possibilities for al fresco dining, morning coffee rituals, or simply soaking in the salty breeze.

Location elevates this property even further. Norwood Drive Beach Access is just moments



away, while Silver Sands Premium Outlets are nearby for world-class shopping. Dining, entertainment, and Publix at Grand Boulevard are all within easy reach, making daily life as convenient as it is beautiful.

With short-term rentals encouraged, this penthouse presents a remarkable opportunity for both personal enjoyment and investment income. Embrace the ultimate coastal lifestyle in one of Florida's most coveted destinations.

Built in 1985

Essential Information

MLS® #	1004616
Price	\$2,495,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,480
Year Built	1985
Type	Condominium
Sub-Type	Condominium
Style	N/A
Status	Active

Community Information

Address	291 Scenic Gulf Drive Unit 1405
Area	15 - Miramar/Sandestin Resort
Subdivision	EDGEWATER BEACH CONDO PH 2
City	Miramar Beach
County	Walton
State	FL
Zip Code	32550

Amenities

Utilities	Electric, Public Sewer, Public Water, TV Cable
View	Gulf
Is Waterfront	Yes

Waterfront	Gulf, Shore - Beach
Water View	Gulf

Interior

Interior Features	Owner's Closet
Appliances	Dishwasher, Disposal, Dryer, Microwave, Washer, Electric Water Heater
Heating	Central
Cooling	Central Air

Exterior

Exterior Features	Balcony
Construction	Concrete

School Information

Elementary	Destin
Middle	Destin
High	Destin

Listing Details

Listing Office	Compass
----------------	---------

DISCLAIMER: Information Deemed Reliable but not guaranteed. The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. All listings are provided courtesy of the Emerald Coast Association of Realtors, Copyright 2026, All rights reserved. Vendors Member Number : 28325
Listing information last updated on September 13th, 2026 at 5:22pm CDT