

\$239,000 - 9600 Grand Sandestin Boulevard Unit 3105, Miramar Beach

MLS® #1001655

\$239,000

Bedroom, 1.00 Bathroom, 396 sqft
Condominium

LASATA, Miramar Beach, FL

Experience effortless coastal living in this beautifully renovated first floor studio-an exceptional opportunity for both personal use and investment. Thoughtfully redesigned from top to bottom, this space blends style, comfort, and functionality with elevated, high-end finishes throughout. The custom kitchen is a true standout, featuring sleek cabinetry, Silestone countertops with a breakfast bar, and a stylish tile backsplash. High-end appliances include a KitchenAid convection microwave oven with built-in exhaust ventilation above a two-burner ceramic induction cooktop, a large apartment-size Retro iio refrigerator/freezer, and a convenient countertop dishwasher. Under cabinet lighting and a large sink with a new high-end faucet and disposal adds everyday convenience.

The open living area is designed for both relaxation and style, complete with a high-end Samsung tv, recessed, Framed, with separate box called the One Connect with sound system, ambient mood lighting, and a modern electric fireplace with heat perfect for cozy evenings. Hunter Douglas automatic shades and contemporary ceiling fans add a refined touch throughout the space.

The spa-inspired bathroom offers a serene escape with a new vanity, rain showerhead, designer tile accents, updated fixtures, and a



space-saving smoked glass / wood barn door. A lighted medicine cabinet and elegant lighting complete the polished look.

Additional upgrades include luxury vinyl plank flooring throughout, a GE ventless washer/dryer combo, HVAC replaced in 2022, water heater replaced in 2024, and fresh interior paint. The building is also equipped with a Halo water detection system, providing added peace of mind.

Includes large patio with beautiful, relaxing view of perfectly manicured grounds, including live oaks, evergreen forests, and freshly planted seasonal flower gardens. Patio located on tree lined wide, paved walking path.

Short distance to breakfast cafes, ice cream shops, and many, great restaurants with nightly live music, and a long peer over the Bay for fishing or watching the sunset.

Sandestin's private beautiful beaches are a short bike ride or golf cart ride away, and golf courses are a quick golf court ride away.

Pickle ball courts and marina are also a short distance away.

Ideally situated on the first floor for easy access, this studio perfectly captures the balance of modern comfort and coastal charm. A rare find that must be seen to be fully appreciated.

As an introduction to the Sandestin lifestyle, we invite our new owners to explore amenities that make Sandestin special. The listing brokerage and seller(s) are presenting the buyer(s) of this property with (2) 90-minute rounds of Tennis court time, a golf foursome at one of our three championship courses, and a round of golf for up to four (4) players at the unrivaled Burnt Pine Golf Club.

Sandestin Golf and Beach Resort features

more than seven miles of beaches and pristine bay front, four championship golf courses, 15 world-class tennis courts, a 226-slip marina, a fitness center, spa and celebrity chef dining. Shop, dine and play at the charming pedestrian village, The Village of Baytowne Wharf and more. Inside the gates of the resort, residents enjoy a balanced lifestyle of high-class living, spanning the 2,400 acres from the beach to the bay. Everything within the gates of the resort is accessible by golf cart or bicycle. The entire resort is interconnected by miles of pedestrian, bike and golf cart paths that weave through groves of live oaks, meandering past natural lagoons, fountains, man-made lakes, and meticulously landscaped fairways.

Built in 2004

Essential Information

MLS® #	1001655
Price	\$239,000
Bathrooms	1.00
Full Baths	1
Square Footage	396
Year Built	2004
Type	Condominium
Sub-Type	Condominium
Style	N/A
Status	Active

Community Information

Address	9600 Grand Sandestin Boulevard Unit 3105
Area	15 - Miramar/Sandestin Resort
Subdivision	LASATA
City	Miramar Beach
County	Walton
State	FL
Zip Code	32550

Amenities

Utilities	Electric, Public Sewer, Public Water, TV Cable
Parking	Garage

Interior

Interior Features	Breakfast Bar, Fireplace, Recessed Lighting, Newly Painted, Elevator
Appliances	Cooktop, Disposal, Dryer, Microwave, Refrigerator, Washer, Electric Water Heater
Heating	Central
Cooling	Central Air, Ceiling Fan(s)

Exterior

Roof	Shake
Construction	Concrete

School Information

Elementary	Destin
Middle	Emerald Coast
High	South Walton

Listing Details

Listing Office	The Agency Northwest Florida Beaches
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