

**750681 Public Report - Residential Condominium - Active** **\$317,000**

**Address:** 1002 E Hwy 98 E 404, Destin, FL 32541  
**County:** Okaloosa  
**Area:** 14 - Destin  
**Sub Area:** 1401 - Destin Beaches West  
**Project Name/Subdivision:** PELICAN BEACH RESORT CONDO  
**Zoning:**  
**Parcel ID:** 00-2S-22-2033-0004-4040  
**Elementary School:** Destin  
**Middle School:** Destin  
**High School:** Fort Walton Beach  
**Apx:** 873  
**SqFt(Htd/Cooled):**  
**Price/SqFt:** \$363.12

**Bedrooms:** 1  
**Total Baths:** 2  
**Full Baths:** 2  
**Half Baths:**  
**Design:** N/A  
**# Stories:**  
**# of Units in Bldg:** 340  
**Units Above Ground:** 4  
**Stories in Building:** 20  
**Stories In Unit:** 1  
**Year Built:** 1996  
**Immediate Occupancy:** Yes  
**Construction Status:** Complete  
**SqFt Source:** Condo Docs  
**Pool:** Yes  
**Pool Type:** Community



**Directions:** Across from Big Kahuna

**Legal Description:** Unit 404 Pelican Beach Resort

**Remarks:** Great rental unit(28,247 in 2015) with one of the most popular locations in the building. Outstanding views. Upgrades include granite in the kitchen with beautiful white cottage doors. Unit is tiled throughout. Amenities include 3 pools, gym, tennis courts, sauna, hot tub, tiki bar, cafe and spa. A cross easment with the Terrace allows the use of their amenities as well. Don't let this one get away.

<b>Garage Spaces:</b>	<b>Waterfront Feet:</b>	<b>Acreage:</b>	<b>Beach Frontage:</b>
<b>Driveway Spaces:</b>	<b>Waterfront:</b> Gulf	<b>Farm Info:</b>	
<b>Lot Features:</b>	<b>Waterview:</b> Gulf		
<b>Lot/Parcel Access:</b>	<b>Lot Dimensions:</b>		
<b>Parking Features:</b> Covered			

<b>Room Name</b>	<b>Lvl</b>	<b>Dimns</b>	<b>Construction/Siding:</b> Concrete
Dining/Living Combo	1	16 x 15.5	<b>Project Facilities:</b> BBQ Pit/Grill; Beach; Community Room; Dumpster; Elevators; Exercise Room; Fishing; Gated Community; Laundry; Pool; Sauna/Steam Room; Tennis; TV Cable; Waterfront
Kitchen	1	10 x 9	<b>Exterior:</b> Balcony; BBQ Pit/Grill; Deck Open; Pool - Enclosed; Sauna/Steam; Shower; Tennis Court
Bedroom - Master	1	12 x 11	<b>Interior:</b> Breakfast Bar; Floor Tile; Floor WW Carpet; Window Treatment All
			<b>Appliances:</b> Dishwasher; Refrigerator W/IceMk; Smoke Detector; Stove/Oven Electric
			<b>Utilities:</b> Public Sewer; Public Water; TV Cable
			<b>Existing Leases:</b>
			<b>Mstr Bdrm/Mstr Bath:</b> MBath Garden Tub
			<b>Energy:</b> AC - Central Elect; Heat Cntrl Electric; Water Heater - Elect

<b>Assessment Amount:</b> 365.34 Monthly	<b>Homestead:</b>	<b>Rent/Mo:</b>
<b>Fees Include:</b> Accounting; Ground Keeping; Insurance; Legal; Licenses/Permits; Trash Disposal; TV Cable; Water	<b>Land Lease</b>	<b>Lease</b>
<b>New Buyer Fee Amt:</b> 100 \$	<b>P/Year:</b>	<b>Expiration</b>
	<b>Assessment</b> Yes	<b>Dt:</b>
	<b>Fees:</b>	<b>Is Subject</b> No
	<b>Last Taxes:</b> 2,821.73	<b>Leased:</b>
	<b>Last Tax</b>	<b>Assumable</b>
	<b>Year:</b>	<b>Mtg Typ:</b>
		<b>Financing:</b> Conventional

**Listing Office:** Adams Real Estate Inc EPAR  
**Co-listing Office:**  
**As Is:** No  
**Brokerage Interest:** No Interest

**Agent Ph:** **Sale Type:**

**Mortgage Type:**

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**Pelican8**



**1712insidepool**



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**terracebigpool**



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**pelicangrills**



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