

\$650,000 - 1263 Mahogany Mill Rd, Pensacola

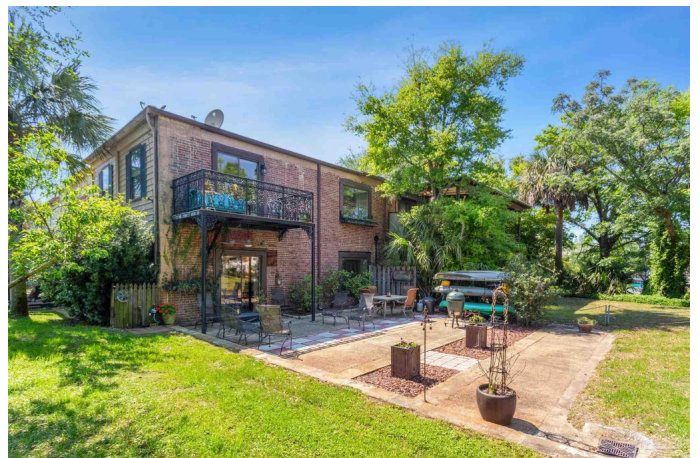
MLS® #645409

\$650,000

2 Bedroom, 2.50 Bathroom, 1,518 sqft
Residential Attached on 0.04 Acres

William Fishers, Pensacola, FL

****20 Ft Suncruiser Tritoon boat with trailer included with unit 1263.**** Boasting this one-of-a-kind HISTORIC premier and unique piece of WATERFRONT property situated on Bayou Chico. This townhome comes furnished with your own boat slip/lift!! This very unique home offers a treasure trove of captivating tales and events that unfolded through the years! The building was originally built in 1900 as the kiln building for the Weis-Fricker Mahogany Mill. This townhome has been completely renovated and includes your own BOAT SLIP/LIFT, but still encapsulate the essence and unique beauty and style of its original history. The superior level of upgrades is evident with beautiful wood flooring, upstairs bedroom with designated balcony offering amazing water views, solid cement roof and so much more! This exceptional property has its own private entrance, private parking that also includes a removable carport on skids, your own designated boat slip with brand new lift, a private well that supplies water for your yard and dock, all windows replaced in 2016, new fabric shield hurricane window and door covers, unit repainted in 2023, replaced all dock walkways and back deck walkway in 2020, unit has a solid cement roof and the property borders over 100 ft of waterfront! This estate is positioned to enjoy panoramic views, early morning sunrises over the Bayou and fish from your own private dock. See attached detailed property list from owner under documents. Explore the link to video tour!



Built in 1900

Essential Information

MLS® #	645409
Price	\$650,000
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Square Footage	1,518
Acres	0.04
Year Built	1900
Type	Residential Attached
Sub-Type	Res Attached
Style	Colonial
Status	Active

Community Information

Address	1263 Mahogany Mill Rd
Subdivision	William Fishers
City	Pensacola
County	Escambia - FL
State	FL
Zip Code	32507

Amenities

Utilities	Cable Available
Parking	Covered, Guest, Parking Lot, RV/Boat Parking
View	Bayou, Water
Is Waterfront	Yes
Waterfront	Bayou, Waterfront, Boat Lift, Pier
Has Pool	Yes
Pool	None

Interior

Interior Features	Storage, Baseboards, Cathedral Ceiling(s), Ceiling Fan(s), High Ceilings, High Speed Internet, Recessed Lighting
Appliances	Electric Water Heater, Dishwasher, Disposal
Heating	Central
Cooling	Central Air, Ceiling Fan(s)

# of Stories	2
Stories	Two

Exterior

Exterior Features	Irrigation Well, Sprinkler, Dock, Boat Slip, Boat Slip Utilities
Lot Description	Corner Lot, Historic District
Windows	Double Pane Windows, Solar Screens, Some Blinds
Roof	See Remarks
Foundation	Slab

School Information

Elementary	Warrington Elementary
Middle	WARRINGTON
High	Pensacola

Additional Information

Zoning	Commercial,Industrial
HOA Fees Freq.	Annually

Listing Details

Listing Office	Levin Rinke Realty
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