

# \$1,225,000 - 310 W Romana St, Pensacola

MLS® #664491

**\$1,225,000**

3 Bedroom, 3.50 Bathroom, 3,079 sqft  
Residential Attached on 0.04 Acres

Girard Place, Pensacola, FL

**\*DOWNTOWN PENSACOLA\*** Experience upscale urban living in this exquisite Townhome. This three-bedroom, three-and-a-half-bath townhome is located in the coveted Girard Place community in downtown Pensacola. This elegant residence blends sophisticated style with modern convenience, offering a private elevator for seamless access to all levels. Boasting two balconies, one of which overlooks the inviting pool. Step out to the private patio to enjoy a barbecue or sip a drink. A wet bar is conveniently located adjacent to the patio for ease while entertaining family and friends. The Gourmet kitchen featuring high-end Viking appliances, granite countertops, custom cabinetry along with a walk in pantry. A Bonus room with custom built-in cabinetry and a Murphy bed, perfect for guests or a home entertainment room. This home offers smart home technology which allows you to control lighting, heating/cooling and security all from the convenience from your phone. The master bedroom offers beautiful views of downtown, a large walk in closet and a very inviting ensuite. A double vanity, separate soaking tub with a tile surround shower. This ensuite also has a separate water closet. Two other guest rooms offering ample closet space. Engineered hardwood flooring throughout, with designer tile in all bathrooms. Plantation shutters and remote-controlled custom shades for privacy and ambiance. A large two car garage offers parking convenience and extra storage space.



With refined finishes and thoughtful upgrades throughout, this home provides a unique blend of luxury and comfort in one of Pensacola's most desirable locations. Located a short walk to Ever'man Grocery and cafe, The Blue Wahoos Stadium, Maritime Park, YMCA and numerous restaurants and shops. Don't miss your opportunity to Own the Lifestyle. Call for a tour today!

Built in 2020

**Essential Information**

MLS® #	664491
Price	\$1,225,000
Bedrooms	3
Bathrooms	3.50
Full Baths	3
Square Footage	3,079
Acres	0.04
Year Built	2020
Type	Residential Attached
Sub-Type	Res Attached
Style	Contemporary
Status	Active

**Community Information**

Address	310 W Romana St
Subdivision	Girard Place
City	Pensacola
County	Escambia - FL
State	FL
Zip Code	32502

**Amenities**

Parking Spaces	2
Parking	2 Car Garage, Front Entrance, Garage Door Opener
# of Garages	2
Has Pool	Yes

Pool	In Ground
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## Interior

Interior Features	Storage, Baseboards, Bookcases, Ceiling Fan(s), Crown Molding, Elevator, High Speed Internet, Recessed Lighting, Wet Bar, Bonus Room
Appliances	Tankless Water Heater/Gas, Wine Cooler, Dishwasher, Microwave, Refrigerator
Heating	Central
Cooling	Multi Units, Central Air, Ceiling Fan(s)
# of Stories	3
Stories	Three Or More

## Exterior

Exterior Features	Balcony, Rain Gutters
Lot Description	Central Access
Windows	Double Pane Windows, Storm Window(s), Blinds, Impact Resistant Windows
Roof	Shingle, Composition, Hip
Foundation	Slab

## School Information

Elementary	Global Learning Academy
Middle	WORKMAN
High	Pensacola

## Additional Information

Zoning	Res Single
HOA Fees	9864
HOA Fees Freq.	Annually

## Listing Details

Listing Office	Levin Rinke Realty
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