

\$749,000 - 3078 Pelican Ln, Pensacola

MLS® #664908

\$749,000

4 Bedroom, 3.00 Bathroom, 3,531 sqft

Residential on 0.35 Acres

Macky Bluffs, Pensacola, FL

Welcome to this exquisite 4/3 custom-built home that boasts spectacular VIEWS OF ESCAMBIA BAY, enhancing the charm to your daily living in a sought after Macky Bluffs. As you approach, you'll be greeted by a circular driveway leading to a side-entry garage, offering both convenience and elegance. Step inside and feel the warmth with the 25 x 18 ft den with cathedral ceilings, adorned with solid BRAZILIAN CHERRY WOOD FLOORS and built-in bookcases surrounding a cozy GAS FIREPLACE. The kitchen is a chef's dream, featuring an ISLAND, CORIAN countertops, a white TILE BACKSPLASH, and top-of-the-line stainless steel appliances, including an induction stove. REVERSER OSMOSIS WATER FILTRATION SYSTEM. The convenience extends to a pantry and cabinets with slide-out shelving, making organization a breeze. The heart of the home opens to a SUNROOM, providing a tranquil space to relax and enjoy the breathtaking BAY VIEWS. The SPLIT-BEDROOM FLOOR PLAN ensures privacy, with the master bedroom offering a gas fireplace, crown molding, recessed lighting, a TV nook, and, of course, a stunning view of the Escambia Bay. The master bath is a luxurious retreat with a sizable 21 x 11 footprint, featuring a TILED SHOWER and a garden tub. All additional bedrooms are generously sized and equipped with WALK IN CLOSETS ensuring comfort and ample storage for everyone. The oversized laundry room comes complete with utility sinks and an



abundance of cabinet and closet space. Upgraded features include a WATER SOFTENING SYSTEM, sprinkler system, and alarm and intercom systems. The home's exterior is equally impressive, featuring an oversized garage with a workshop, a back patio overlooking the bay, and a variety of fruit trees including Ruby Red Grapefruit, Myer Lemon, and Fig. The TWO GEOTHERMAL HVAC UNITS, fiberglass roof, and TWO HOT WATER HEATERS ensure energy efficiency and reliability. This home is within minutes of everything Pensacola has to offer. Call today for your private showing!

Built in 2003

Essential Information

| | |
|----------------|-------------------------|
| MLS® # | 664908 |
| Price | \$749,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 3,531 |
| Acres | 0.35 |
| Year Built | 2003 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Style | Traditional |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 3078 Pelican Ln |
| Subdivision | Macky Bluffs |
| City | Pensacola |
| County | Escambia - FL |
| State | FL |
| Zip Code | 32514 |

Amenities

| | |
|----------------|--|
| Utilities | Cable Available |
| Parking Spaces | 2 |
| Parking | 2 Car Garage, Circular Driveway, Side Entrance, Garage Door Opener |
| # of Garages | 2 |
| View | Bay |
| Has Pool | Yes |
| Pool | None |

Interior

| | |
|-------------------|---|
| Interior Features | Baseboards, Bookcases, Cathedral Ceiling(s), Ceiling Fan(s), Crown Molding, High Ceilings, High Speed Internet, Plant Ledges, Recessed Lighting, Central Vacuum, Sun Room |
| Appliances | Electric Water Heater, Built In Microwave, Dishwasher, Disposal, Refrigerator, Self Cleaning Oven |
| Heating | Multi Units, Central |
| Cooling | Multi Units, Central Air, Ceiling Fan(s) |
| Fireplace | Yes |
| Fireplaces | Two or More |
| # of Stories | 1 |
| Stories | One |

Exterior

| | |
|-------------------|--------------------------------------|
| Exterior Features | Sprinkler |
| Lot Description | Interior Lot |
| Windows | Double Pane Windows, Storm Window(s) |
| Roof | Composition |
| Foundation | Slab |

School Information

| | |
|------------|------------|
| Elementary | Ferry Pass |
| Middle | FERRY PASS |
| High | Washington |

Additional Information

| | |
|----------------|------------|
| Zoning | Res Single |
| HOA Fees | 300 |
| HOA Fees Freq. | Annually |

Listing Details

| | |
|----------------|-----------------------------------|
| Listing Office | KELLER WILLIAMS REALTY GULF COAST |
|----------------|-----------------------------------|

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