

\$1,395,000 - 33015 River Road, Orange Beach

MLS® #294206

\$1,395,000

7 Bedroom, 7.00 Bathroom, 5,562 sqft
Single Family on 0 Acres

Ono Island, Orange Beach, Alabama

What you've been looking for just hit the market! An immaculate Ono Island 7 Bed / 7 Bath, canal front residence designed for the largest of families. The custom built 5600 square feet of coastal inspired living space is laid out on three levels. The ground level features a massive foyer, and a charming set of bunk rooms, one for the boys, and one for the girls, with a common living room in between. Each bunk room sleeps 8, and has its own ensuite full bathroom. There is a tackle room with a dumb waiter, and a storage closet downstairs as well. Up the grand stairs you'll find that the main living room, kitchen, and dining room creates a warm southern welcoming with its openness, decor, and attention to detail. Additionally, on the 2nd level is the master suite, a guest bath, and a large rear porch overlooking the covered boat dock along the canal. Easy, bridge free access to deep water. The 3rd floor houses four additional bedrooms, two with private bathrooms and two with access to a shared bath. One third floor bedroom has a private porch. Professionally decorated, beautiful hardwood floors, custom black powder coated stair rails with steel cabling, a large gracious kitchen featuring two islands, a 36" refrigerator and a 36" freezer, two dishwashers, two ovens and a cooktop in the second island,...just a few of the many features found in this showcase. This home was completely rebuilt in 2013 to the most meticulous standards. Stripped bare to the



original slab and studs of an existing home, this Gold Fortified home received all new structural engineering, electrical, plumbing, floors, stairs, sheetrock, metal roof, concrete board siding, impact resistant windows, and everything else. If you've been studying the Ono Island market, then you already realize the value at only \$250 per square foot. Truly experience the story this beautiful home tells by seeing it for yourself.

Built in 2013

Essential Information

| | |
|----------------|--|
| MLS® # | 294206 |
| Price | \$1,395,000 |
| Bedrooms | 7 |
| Bathrooms | 7.00 |
| Full Baths | 7 |
| Square Footage | 5,562 |
| Acres | 0.00 |
| Year Built | 2013 |
| Age | 6-10 |
| Type | Single Family |
| Sub-Type | Residential Detached, Four or More Bedroom |
| Style | Cottage |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 33015 River Road |
| Area | Orange Beach 2 |
| Subdivision | Ono Island |
| City | Orange Beach |
| County | Baldwin |
| State | Alabama |
| Zip Code | 36561 |

Amenities

| | |
|---------------|--|
| Amenities | Guard at Gate, Gated |
| Utilities | Baldwin EMC, Other-See Remarks |
| View | Other-See Remarks |
| Is Waterfront | Yes |
| Waterfront | Canal Front - Building, Canal to Intracoastal Waterway |

| | |
|------------------|--------------------------------|
| Boat Facilities | Boat Dock, Water Depth (4 ft-) |
| HOA Fee Includes | 135.00 |

Interior

| | |
|-------------------|---|
| Interior | Tile, Wood, Other Floors-See Remarks |
| Interior Features | Other-See Remarks |
| Appliances | Dishwasher, Microwave, Smoke Detector, Refrigerator, Convection Oven, Double Oven |
| Cooling | Central Electric |
| # of Stories | 3 |
| Stories | 3 |

Exterior

| | |
|-----------------|------------------------------------|
| Exterior | Concrete Board |
| Lot Description | 80' X 279.5' IRR, Less than 1 acre |
| Roof | Metal |
| Construction | Resale |
| Foundation | Fortified-Gold, Wood Frame, Slab |

School Information

| | |
|------------|-------------------------|
| Elementary | Orange Beach Elementary |
| Middle | Gulf Shores Middle |
| High | Gulf Shores |

Additional Information

| | |
|---------------|-------------------------|
| Zoning | Single Family Residence |
| Terms of Sale | Cash, Conventional |

Listing Details

| | |
|----------------|-----------------|
| Listing Office | Re/max Paradise |
|----------------|-----------------|

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For more information about this property or to request a showing call our team office!
251-923-2322 GulfShoresLife.com Team Office

Our office administrator will help you obtain information you need and connect you with your agent during business hours. After business hours a phone menu will allow you to select the agent that you have been working with and will forward your calls to them.

Remember that if you are doing drive by's of properties and calling the agent on the sign, the person you talk with will be representing the Sellers interests, NOT YOURS!

Be smart, get a Buyers Agent to represent your interests, communicate with them, and let them walk you through the process. The Seller still pays the commission and you end up with someone representing your interests!

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