



509 Wedgewood Drive

Gulf Shores, 36542



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\$895,000

### Property Features

- 4553 SQFT
- Built in 1985
- 5BD/4.5 BTH
- Metal Roof
- Fenced yard
- Inground Pool
- Golf Course View
- Storage Shed
- Garden



### Property Features

Nestled in the heart of Gulf Shores, Just minutes from white sand beaches, local dining, and quality activity spots. This spacious, 4553 square foot, two story, 5 bedroom, 4.5 bath home offers the perfect blend of coastal living and everyday convenience.

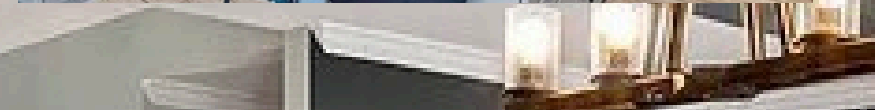


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## Kitchen Features

- Dishwasher
- Disposal
- Microwave
- Range-Electric
- Refrigerator w/Ice Maker
- Smoke Detector
- Breakfast Bar
- All new cabinets and countertops
- New dishwasher



## Primary Bed/Bath

- Personal Fireplace
- Sitting area
- Walk in Closet
- En-Suite
- Double Vanity
- Jetted Tub
- Seperate Shower





## Improvements

- New paint throughout
- New Dishwasher
- New LVP flooring
- Newly renovated upstairs bathrooms
- New Wainscoting in Hall
- New Pool Liner

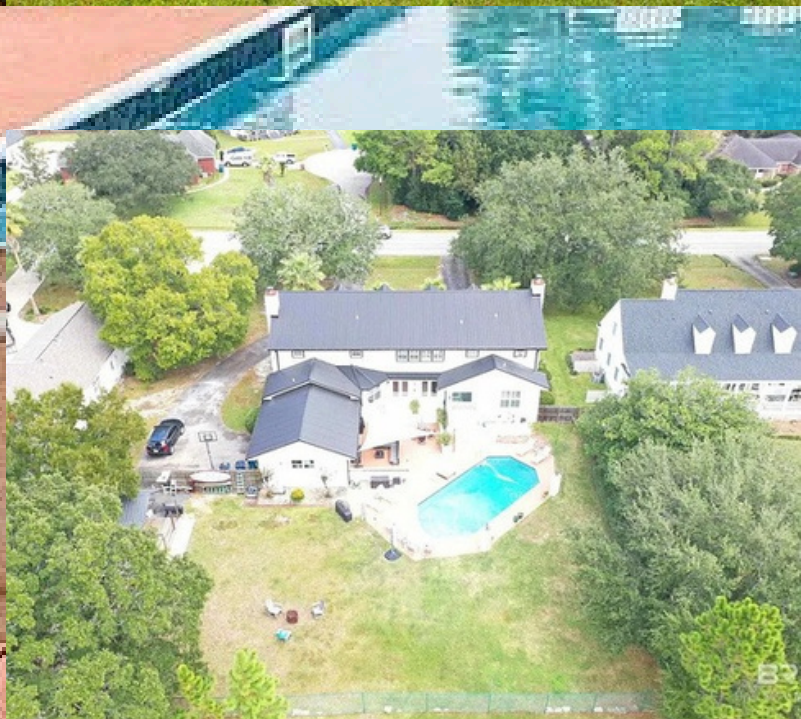
## Additional Info

- Homeowners Insurance - \$8943.04/year
- Flood Insurance - \$1,522/year
- Trash (quarterly) - \$176
- Water \$100
- Electric - \$500 - 800

Age of Water Heater -2023

Age of HVAC -  
Upstairs 2014  
Downstairs - 2009

Age of Roof - 2022  
New pool liner and pump - 2023



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