

#A1 Sand Hill Townhomes

(1833 S. 11th Street)



High End Finishes throughout! Decorator Decor!



Dual Entrances!
Upstairs deck off dining!



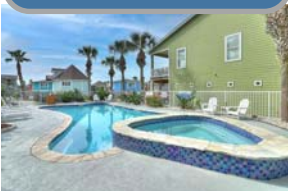
Sold Fully Furnished! Custom Tile Everywhere!



Huge Back Yard!
Additional Parking!
Heated HOA pool
plus Hot Tub!

Fall in love w/this STUNNING 3 bdrm, 3 bath gem at Sand Hill Townhomes! Meticulously updated & furnished to the 9's, this 2-in-1 cutie has it all: prime location near beach off 11th, walkover beach access to the sand! Room for all your crew w/2-street frontage, 2-car garage, & a private side yard for bonus entertaining/boat parking! Downstairs (left) is the separate-entrance guest suite w/custom tiled bath + kitchenette. Upstairs (right) is the main 2 bdrm/2 bath home w/open living, dining & kitchen + big covered front deck. Quartz counters, wood plank tile flooring, stainless farmhouse sink, double oven, shiplap accents, custom lighting, designer decor, more! Attention to detail everywhere. Short Term Rental friendly! \$283/mo HOAs. Insurance ~\$4400/yr, 2021 taxes \$4052.

\$618,000



Private downstairs guest
apartment including
kitchenette, sleeps 4

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Port Aransas. We know it. We ♥ it.

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