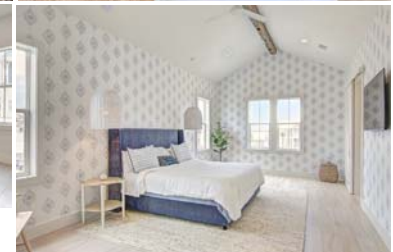


# 149 Sunrise Avenue



## Palmilla Beach Stunner

Thoughtfully designed down to the doorknobs, this custom home with 5 bedrooms, 4.5 baths, & oversized 2-car garage offers beautiful Gulf, pond & golf views, 2 living rooms, fully integrated security, internet & home theater systems, multiple outdoor living spaces, room for private pool, & all the fabulous features listed on the next page! Whether it be gorgeous wall paper accents or a custom chevron shiplap accent wall, each bedroom boasts a unique, thoughtful design. First floor has 3 guest bedrooms, each with en suite bath, spacious laundry room, bright mudroom, covered outdoor living/breezeway, & garage. Second floor has spacious master suite, bunk room, powder room, open living/dining/kitchen & breezy covered deck. Top floor has 2nd living area & covered deck with 360° views! Superbly finished – Serena & Lily, Restoration Hardware, ARHAUS, Frontgate, Williams & Sonoma, West Elm, Sixpenny. Sold furnished! Frontage on two streets affords plenty of parking. 3,575 sq. ft. Lot: 5,904 sq. ft. HOA fee: \$300/month



# \$1,650,000

[More](#) →

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155 West Cotter Avenue, Port Aransas, Texas 78373  
361-749-6603 [www.WeSellPortA.com](http://www.WeSellPortA.com)

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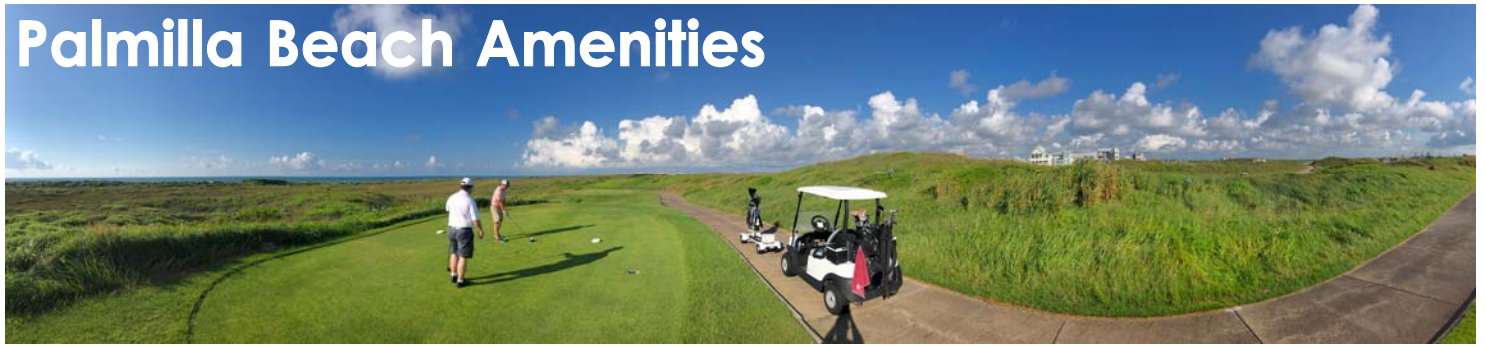




# 149 Sunrise Avenue

- Fully integrated smart home with Nest
- Prewired for emergency generator use
- 220V wiring in garage for shop or Tesla
- Fully wi-fi integrated w/ Mesh & Gigabit
- Unreal home theater system with four 18" handmade subwoofers
- Fenced yard with room for private pool
- Outdoor shower
- 300-yr-old rustinc beams from Tuttle farm in Dover, NH — est. 1632
- Handmade dining & coffee tables from local pecan tree that fell in Harvey
- All Viking appliances
- 360° views from third floor tower deck
- Polished nickel finishes throughout
- All custom solid wood dovetailed cabinets
- Drinking water filtration system with 5-yr filter

## Palmilla Beach Amenities



- Golf Cart Dune Crossover to Beach
- Stunning Community Pool w/ Cantina
- Links Style Golf Course
- Award-Winning Dining Locations
- Groomed Beach w/ Restrooms
- Cart, Bike & Surf Rentals
- Special Events & Entertainment

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