

# Beachfront Palmilla Beach Resort & Golf Community Homesite



## 168 Shoregrass Loop Lot 7A, Block 3, Palmilla Beach PUD Unit 2

PRIME "BEACHFRONT" LOCATION in the Palmilla Beach Resort & Golf Community! Unobstructed Gulf views and only one shared property line! Adjoining a serene birding lake on one side, Hole 5 of Texas' only Links Style golf course on another, and overlooking the course, dunes, and Gulf of Mexico, 168 Shoregrass Loop is one of the premier spots in Palmilla Beach! Very few beachfront lots in Palmilla Beach afford the opportunity to build a private pool, but 168 Shoregrass Loop's unique shape & unusually large size affords this option. Easy access to fabulous community pools, onsite dining venues, golf shop & Palm Plaza. Golf-cart accessible beachwalk affords easy access to the groomed beach! Palmilla Beach offers concierge services, rental management, onsite activities, fitness center, golf, & more!



Lot size: 6,457 sq. ft. HOA fees: \$400/month Buyer pays one-time reserve and improvements fees to HOA totaling \$5,000.

## Don't Miss the Boat! \$1,500,000



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