

# \$1,075,000 - 6311 Padre Blvd., South Padre Island

MLS® #104413

**\$1,075,000**

3 Bedroom, 3.5 Bathroom, 2,306 sqft  
Residential

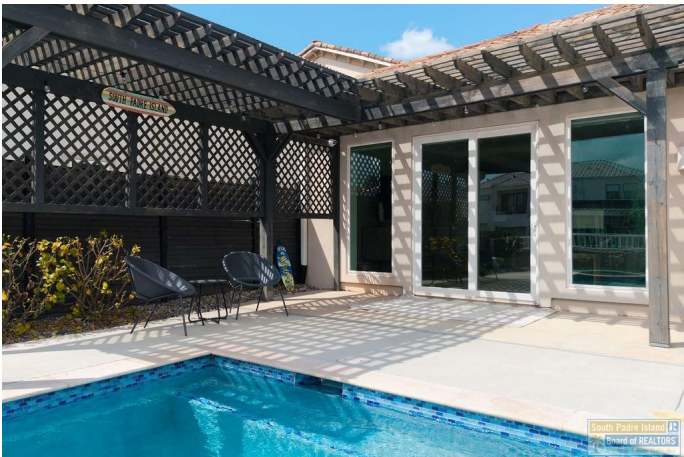
N/A, South Padre Island, TX

Step into turnkey coastal luxury! This designer-furnished canal-backed home boasts 3 bedrooms, 3.5 baths, a private pool, and a dedicated boat slip with lift. Every detail is curatedâ€”monochromatic, classy, and effortlessly stylish. Wake up to quiet mornings across protected natural areas, enjoy a morning coffee or evening beverage under the pergola or make a splash in your private pool. Just minutes from the beach, this home blends elegance with ease-of-living. Fully equipped for island life: high-end dcor, artwork, kitchen essentials, linens, beach gear, and outdoor entertaining setups. Modern comforts include energy-efficient features, smart thermostat, and wireless security cameras. This isn't just a homeâ€”it's a private, lock-and-leave retreat ready for you to enjoy immediately.

Built in 2022

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | 104413      |
| Price          | \$1,075,000 |
| Bedrooms       | 3           |
| Bathrooms      | 3.50        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,306       |
| Year Built     | 2022        |
| Type           | Residential |



|          |                        |
|----------|------------------------|
| Sub-Type | Townhouse, Residential |
| Status   | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 6311 Padre Blvd.   |
| Area        | South Padre Island |
| Subdivision | N/A                |
| City        | South Padre Island |
| County      | Cameron            |
| State       | TX                 |
| Zip Code    | 78597              |

### Amenities

|                      |                                  |
|----------------------|----------------------------------|
| Amenities            | Water View, Boat Dock - Assigned |
| View                 | Partial Bay View                 |
| Is Waterfront        | Yes                              |
| Waterfront           | Channel Frontage                 |
| Has Pool             | Yes                              |
| Pool                 | Pool, Pool-Heated                |
| Total Building Units | 5                                |
| Car Coverings        | Double Attached Garage           |

### Interior

|         |                  |
|---------|------------------|
| Heating | Central Electric |
|---------|------------------|

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | BBQ Area, Fence, Patio, Pool, Pool-Heated, Water View, Bulkhead/Sea Wall, Sprinkler System, Boat Dock, Water Front, Lift |
| Roof              | Tile   |

### Additional Information

|                |          |
|----------------|----------|
| Days on Market | 2        |
| Zoning         | Res      |
| HOA Fees       | 1900     |
| HOA Fees Freq. | Annually |
| Taxes          | \$12,689 |
| Insurance      | \$0      |

### Listing Details

|               |               |
|---------------|---------------|
| Listing Agent | Lee Ann Clark |
|---------------|---------------|

Listing Office

Key2Sold Realty

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