

# \$1,600,000 - 1130 Scott Street, Morro Bay

MLS® #SC24227400

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## \$1,600,000

1 Bedroom, 2.00 Bathroom, 2,744 sqft

Residential on 0 Acres

Embarcadero(750), Morro Bay,

### ALL REASONABLE OFFERS CONSIDERED -

Brand-new modern industrial-style mixed-use property just two blocks from the oceanfront on The Embarcadero. The ground floor includes two commercial spaces: a spacious two-car garage and a light-filled 253 sqft storefront, each with custom glass roll-up doors and access to a shared ADA-compliant bathroom. Ideal for a variety of business types—buyers to verify permitted uses with the City of Morro Bay. The second floor features a luxurious 1 bed 1 bath residence with a loft, open-concept living area, custom bamboo cabinetry, leathered granite kitchen island, and a floor-to-ceiling moving glass wall system framing iconic views of Morro Rock. The kitchen is outfitted with premium JennAir Noir appliances including a built-in cappuccino maker, double oven, and integrated refrigerator. The third-floor rooftop deck is enclosed by sleek glass balustrades and offers panoramic views from Cayucos to Montana De Oro. A rare opportunity to combine prime commercial exposure with high-end coastal living. \*\*\*\*Rooftop Deck: 646 sqft / 2nd Floor Residential: 1,282 sqft with a 220 sqft balcony / 1st Floor Commercial: 1,153 sqft and 253 sqft. / Total Conditioned 2,744 sqft. \*\*\*\*



Built in 2024

## Essential Information

MLS® #

SC24227400

Price	\$1,600,000
Bedrooms	1
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	2,744
Acres	0.04
Year Built	2024
Type	Residential
Sub-Type	Single Family Residence
Style	Custom, Modern
Status	Closed
Listing Agent	Valerie Walla
Listing Office	Century 21 Masters

### Community Information

Address	1130 Scott Street
Area	MRBY - Morro Bay
Subdivision	Embarcadero(750)
City	Morro Bay
County	San Luis Obispo
Zip Code	93442

### Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Door-Multi, Driveway, Garage, Garage Faces Front
# of Garages	2
Garages	Door-Multi, Driveway, Garage, Garage Faces Front
View	Bay, Ocean
Pool	None
Security	Fire Sprinkler System, Firewall(s)

### Exterior

Exterior	Copper Plumbing
Exterior Features	Rain Gutters
Lot Description	Level, Street Level, ZeroToOneUnitAcre
Construction	Copper Plumbing

Foundation	Slab
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## Interior

Interior	Tile
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Interior Features	All Bedrooms Up, Balcony, Bedroom on Main Level, Block Walls, Breakfast Bar, Brick Walls, Built-in Features, Granite Counters, High Ceilings, Multiple Staircases, Open Floorplan, Two Story Ceilings
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Appliances	Built-In Range, Convection Oven, Dishwasher, Double Oven, Dryer, Electric Oven, ENERGY STAR Qualified Water Heater, Gas Cooktop, Microwave, Refrigerator, Tankless Water Heater, Washer, Water Heater
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Heating	Electric
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Cooling	Electric
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Fireplaces	None
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# of Stories	2
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Stories	Three Or More
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## School Information

District	San Luis Coastal Unified
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Elementary	Del Mar
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Middle	Los Osos
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High	Morro Bay
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## Additional Information

Date Listed	October 24th, 2024
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Days on Market	300
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Zoning	C-2, General Commercial
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Short Sale	N
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RE / Bank Owned	N
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