

315 Main St Old Town Bay St Louis



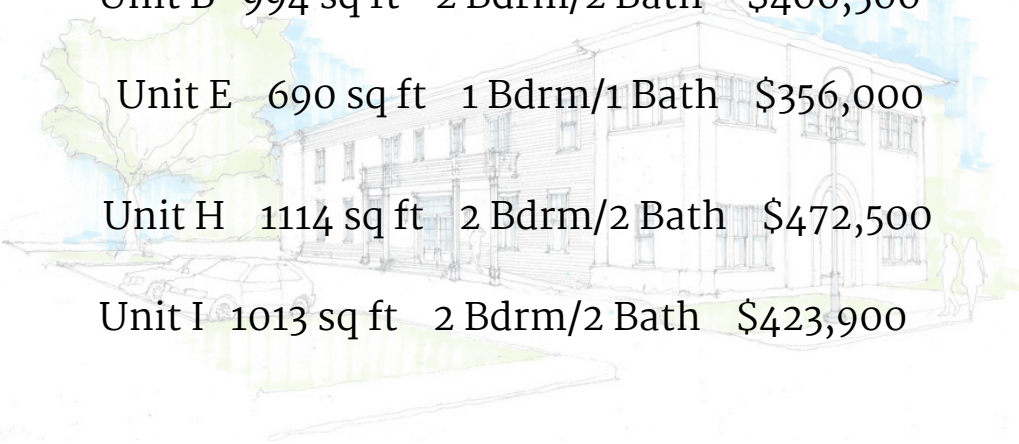
Available Units

Unit B 994 sq ft 2 Bdrm/2 Bath \$400,500

Unit E 690 sq ft 1 Bdrm/1 Bath \$356,000

Unit H 1114 sq ft 2 Bdrm/2 Bath \$472,500

Unit I 1013 sq ft 2 Bdrm/2 Bath \$423,900



315 Main St



Estimated Annual Expenses

	Annual	Monthly Total
Insurance	\$44,000	\$3,667
Internet	\$510	\$42
Flood Insurance	\$6,589	\$549
Waste Mgmt.	\$3,300	\$275
Water - Common area	\$0	\$0
Electric - Common area	\$1,371	\$114
Landscaping / Trash	\$1,320	\$110
Total	\$57,589	\$4,799

Estimated HOA Fees

	Sq. Ft	% of Total	HOA Fee		Sq. Ft	% of Total	HOA Fee
Unit A	989	10%	\$488	Unit F	1,043	11%	\$515
Unit B	994	10%	\$491	Unit G	1,145	12%	\$565
Unit C	1,016	10%	\$502	Unit H	1,114	11%	\$550
Unit D	1,017	10%	\$502	Unit I	1,013	10%	\$550
Unit E	690	7%	\$341	Unit J	697	7%	\$344



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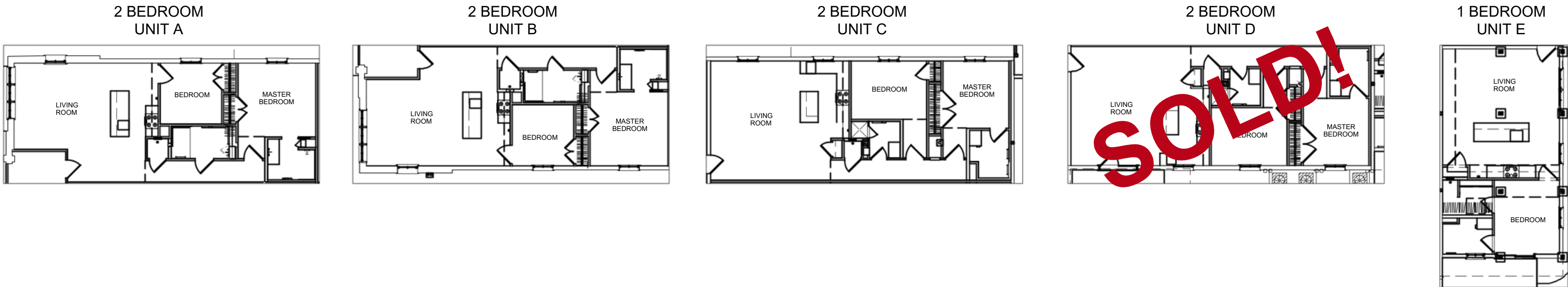
Features & Benefits

- 10 Beautifully Remodeled Luxury Condos
- Eight – 2 bed/ 2 bath units and two– 1 bed/ 1 bath units available
- Fully furnished & stylishly decorated by Holly Biggs Interiors...down to the coffee maker!
- Unit sizes vary from 697 Sqft. to 1145 Sqft.
- Reserved Parking – 2 Spaces for 2 Bedroom Units, 1 Space for 1 Bedroom Units
- Located in the Heart of Charming Old Town Bay St Louis
- Golf Cart Friendly Community
- Minutes to Bay St Louis Marina & Bay Waveland Yacht Club
- Only 1 hour to or from New Orleans!
- Each unit features its own washer and dryer
- Surrounded by vibrant shops, restaurants and tons of fun!
- Beautiful & durable stone countertops
- Gorgeous luxury vinyl flooring
- Stainless steel appliances
- Designer lighting fixtures
- Large flat screen TV's
- Each unit features it's own unique floorplan
- Top of the line cabinets with ample storage and convenient breakfast bar
- High efficiency HVAC units in each unit
- Resilient , energy efficient storm rated, insulated windows
- Independent water & electric meters and individual Wifi

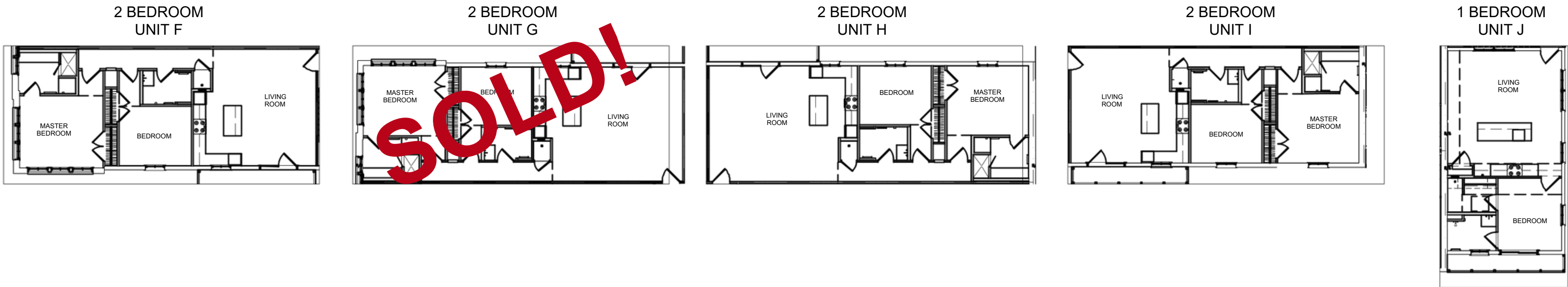
A PLAT OF

315 MAIN STREET CONDOMINIUMS

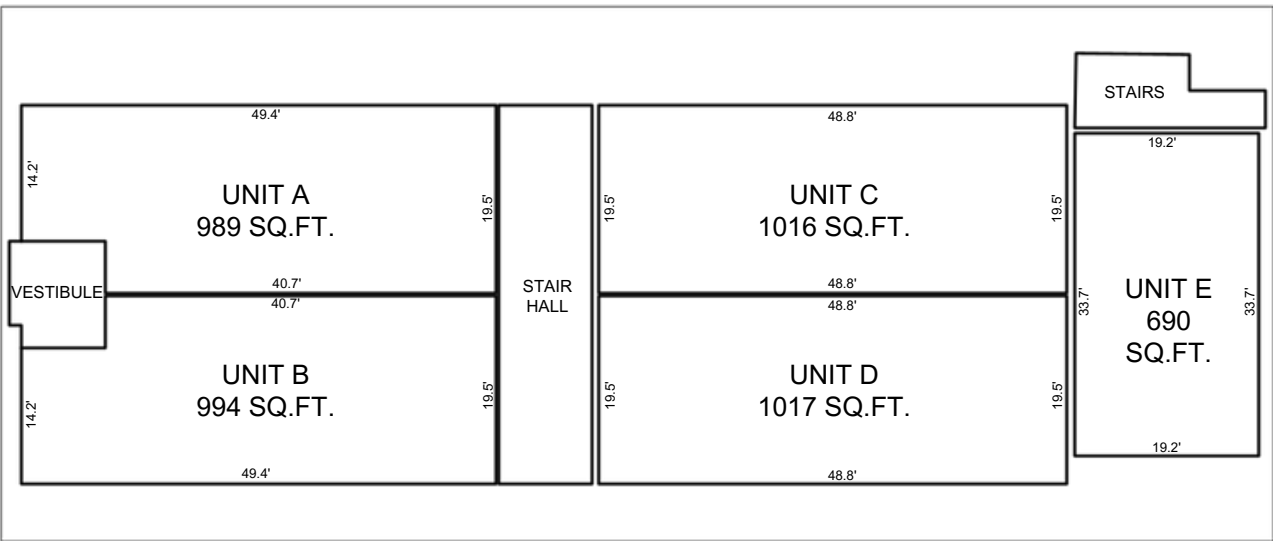
FIRST FLOOR



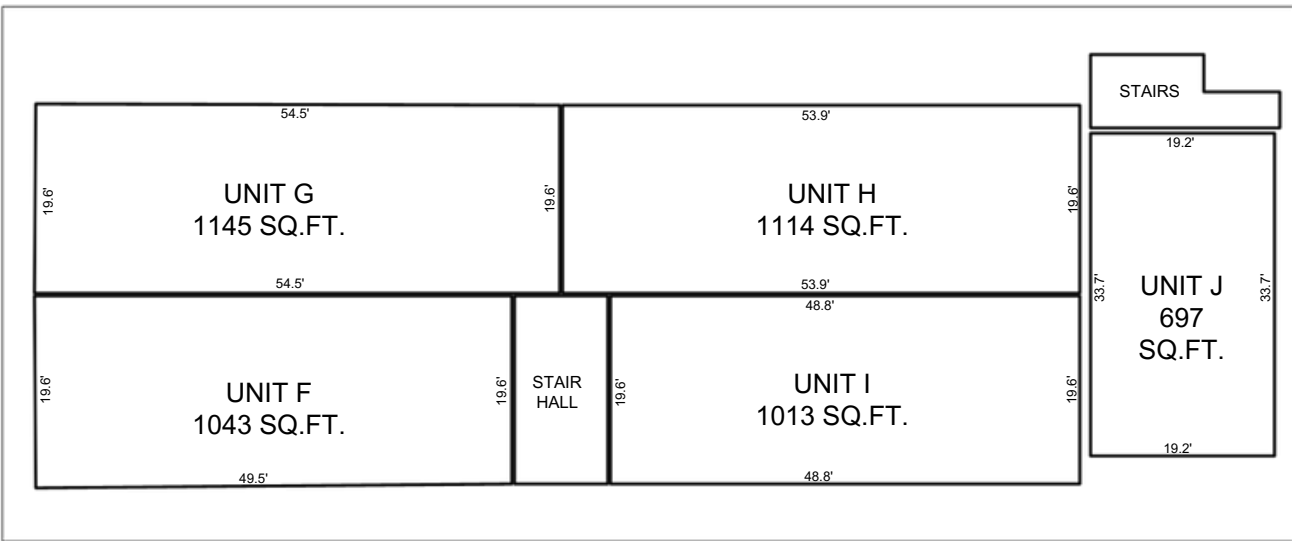
SECOND FLOOR



FIRST FLOOR LAYOUT



SECOND FLOOR LAYOUT





MP DESIGN GROUP
SURVEY & GEOMATICS

918 Howard Ave Suite 101, Biloxi, MS 39530 | 228-388-1950 | www.mpdesigngroup.com

CONDOMINIUM PLAT

LOT 541, FIRST WARD,
CITY OF BAY ST. LOUIS,
HANCOCK COUNTY,
MISSISSIPPI

SCALE:	
PROJECT NO:	0077.24.056
DATE:	02/04/2025
DRAWN BY:	JCB
CHECKED BY:	GCT
LOCATION:	
SHEET NO.:	

SA-02

SHEET 2 OF 3