

# **\$3,850,000 - 314 Tyler Drive, Santa Rosa Beach**

MLS® #921269

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## **\$3,850,000**

4 Bedroom, 5.00 Bathroom, 4,063 sqft

Detached Single Family on 0.16 Acres

CHURCHILL OAKS, Santa Rosa Beach, FL

Back on market, DEEP-WATER BOAT SLIP AVAILABLE WITH THIS HOME! Located in a private cul-de-sac within the sought-after gated waterfront community of Churchill Oaks, this Matthew Savoie designed home boasts 4 bedrooms, 4 and 1 half bathrooms, upstairs sitting area/office, 2-car garage, and private courtyard with a fire feature and private pool. This classic, yet contemporary home contains high-end finishes and features, including wire-brushed white oak hardwood floors, designer lighting fixtures, and crown molding throughout. Large, thoughtfully placed windows frame the surrounding canopy of oaks, pines, and magnolias. The home has plenty of space and is perfect for entertaining inside and out with an open-concept kitchen/dining/ living area with fireplace and wet bar. The chef's kitchen includes custom shaker style cabinetry, quartz counter tops, and Thermador/Wolf appliances. The large main-bedroom suite is a masterpiece, featuring a linear gas fireplace, vaulted ceiling, sitting area, and a covered porch overlooking the wooded space below. The main bath includes his and hers closets, large bathing area with soaking tub and walk-in shower, and a laundry station. Estimated completion April, 2023.

Tucked away amongst native vegetation and the calm waters of Hogtown Bayou, Churchill Oaks offers a lifestyle of elegance and appreciation of nature. Once inside the stately



gated entrance, magnificent coastal homes accentuate southern architecture under a canopy of old oak trees. The 40-acre community is comprised of 87 homesites and some of the best amenities in South Walton. The latest amenity to the community is a deep-water, private marina. The marina project includes 36 private boat slips, paddle board storage decks, a fish cleaning station, shoreline stabilization + more! The Churchill Oaks Clubhouse is an outstanding 8,000 square foot amenity situated on a point on the Bay with stunning views. Three pools, exercise room, outdoor bar, fully equipped media room, commercial grade kitchen, bath and locker rooms, and large gathering spaces are all found at the Clubhouse for owners and their guests to enjoy. \* Please verify with listing agent the total New Buyer fees due at closing.

Built in 2023

### Essential Information

MLS® #	921269
Sold Price	\$3,850,000
List Price	\$3,850,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	4,063
Acres	0.16
Year Built	2023
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Contemporary
Status	Sold

### Community Information

Address	314 Tyler Drive
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Area	16 - North Santa Rosa Beach
Subdivision	CHURCHILL OAKS
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

### **Amenities**

Amenities	BBQ Pit/Grill, Exercise Room, Fishing, Gated Community, Marina, Pets Allowed, Picnic Area, Playground, Pool, No Short Term Rental, Waterfront, Whirlpool
Utilities	Electric, Gas - Natural, Public Sewer, Public Water
Parking Spaces	2
Parking	Garage Attached
# of Garages	2
Has Pool	Yes
Pool	Pool - In-Ground, Private

### **Interior**

Interior Features	Ceiling Beamed, Ceiling Crwn Molding, Ceiling Vaulted, Fireplace 2+, Fireplace Gas, Floor Hardwood, Floor Marble, Floor Tile, Furnished - None, Kitchen Island, Lighting Recessed, Washer/Dryer Hookup, Wet Bar
Appliances	Auto Garage Door Opn, Dishwasher, Disposal, Freezer, Ice Machine, Microwave, Oven Double, Range Hood, Refrigerator, Refrigerator W/IceMk, Smoke Detector, Stove/Oven Dual Fuel, Warranty Provided, Wine Refrigerator
Heating	Heat Cntrl Electric
Cooling	AC - 2 or More, AC - Central Elect, Water Heater - Two +
Fireplace	Yes
Fireplaces	Fireplace 2+, Fireplace Gas
# of Stories	2

### **Exterior**

Exterior	Frame, Roof Metal, Roof Pitched, Siding Brick Front, Siding CmntFbrHrdBrd, Trim Wood
Exterior Features	Balcony, BBQ Pit/Grill, Fireplace, Patio Covered, Patio Open, Pool - In-Ground, Porch, Rain Gutter, Sprinkler System, Summer Kitchen
Lot Description	Covenants, Cul-De-Sac, Curb & Gutter, Restrictions, Within 1/2 Mile to Water

Roof	Roof Metal, Roof Pitched
Construction	Frame

**School Information**

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

**Additional Information**

Days on Website	466
Zoning	Resid Single Family
HOA Fees	1200.00
HOA Fees Freq.	Quarterly

**Listing Details**

Listing Office	Compass
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