

# \$2,425,000 - 394 Red Cedar Way, Santa Rosa Beach

MLS® #923808

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## \$2,425,000

3 Bedroom, 3.00 Bathroom, 2,236 sqft  
Detached Single Family on 0.00 Acres

WATERCOLOR, Santa Rosa Beach, FL

Welcome to this gorgeous Phase 2 WaterColor home. Imagine owning a property in one of the most desirable locations in WaterColor. This home has been recently refreshed with paint and new furnishings but still retains a true Florida cottage feel. This lovely beach home offers coastal charm and a spacious floor plan. Located just minutes from Camp WaterColor, children and adults are sure to enjoy the pools, slides, a lazy river, playground, basketball court, and poolside cafe. WaterColor offers a total of 9 pools, 5 tennis courts, 2 pickle ball courts, Boat House for water rentals, Bike Barn, Lake House and outdoor Amphitheatre for events, trails and parks, an Award-winning Beach Club, shops, restaurants, and so much more. Featuring three bedrooms and three bathrooms, this WaterColor cottage is situated on a large lot located on a peaceful street that backs up to a nature preserve. Conveniently located adjacent from this home is a beautiful park and bocce ball court. Wide covered porches welcome you into a charming natural light filled space with cottage plank pine walls, cedar beam ceiling, and beautiful pine wood floors throughout. As you enter the home you are greeted by a spacious but cozy living area that overlooks a lovely gas fireplace. The open kitchen features quartz countertops, and freshly white painted cabinets. An elegant main bedroom is also located on the first level and has access to a full bath with walk in shower. The second level offers two additional



bedrooms each with ensuite baths. The spacious owner's suite has a king bed, walk-in closet, bonus office space, dual vanities, soaking tub, and walk in stone shower. The additional bedroom features 4 bunks and a fun bonus room for additional sleeping arrangements, games, movies, or a private reading nook.

WaterColor offers a unique blend of amenities and natural beauty. Set on 499 acres, Watercolor features an award-winning Beach Club located along the beautiful Emerald waters and white sandy beaches. The Beach Club offers 3 pools, a poolside restaurant, and the most amazing sunsets. WaterColor is one of 30A's most desired communities and is full of activities for the entire family. Additional amenities include Camp WaterColor, the Frog pool, the Dragonfly pool, and Boathouse pool. The community also includes Western Lake Boat House that supplies, paddle boards, canoes, and kayaks. There is an abundance of walking paths, bike trails, parks, and lush green spaces that make this a wonderful place to explore. Residents also have access to Watercolor's State of the Art Tennis Center. Enjoy a quick ride to the Publix grocery store and all the surrounding shops and restaurants of Watercolor, Seaside, Grayton Beach, and Seagrove Beach.

This lovely home is being offered completely furnished and includes a 6-seater golfcart. Ideal as a lucrative vacation rental investment, second home, or permanent residence. This home also has the potential for expansion and pool. Information must be verified by buyer.

Built in 2004

## **Essential Information**

MLS® #

923808

Sold Price	\$2,425,000
List Price	\$2,575,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,236
Acres	0.00
Year Built	2004
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Sold

### Community Information

Address	394 Red Cedar Way
Area	18 - 30A East
Subdivision	WATERCOLOR
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

### Amenities

Amenities	Beach, Community Room, Deed Access, Dock, Exercise Room, Fishing, Pavillion/Gazebo, Pets Allowed, Pickle Ball, Picnic Area, Playground, Pool, Short Term Rental - Allowed, Tennis, TV Cable
Utilities	Electric, Gas - Natural, Public Sewer, Public Water, TV Cable
Parking	Golf Cart Open
Has Pool	Yes
Pool	Community

### Interior

Interior Features	Breakfast Bar, Fireplace Gas, Floor Hardwood, Floor Tile, Furnished - All, Kitchen Island, Lighting Recessed, Newly Painted, Owner's Closet, Washer/Dryer Hookup, Window Treatment All
Appliances	Dishwasher, Disposal, Dryer, Microwave, Refrigerator W/IceMk, Smoke Detector, Stove/Oven Electric, Washer
Cooling	AC - 2 or More, AC - Central Elect
Fireplace	Yes

Fireplaces	Fireplace Gas
# of Stories	2

### Exterior

Exterior	Roof Metal
Exterior Features	BBQ Pit/Grill, Porch, Porch Open, Porch Screened, Shower
Roof	Roof Metal

### School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

### Additional Information

Days on Website	450
Zoning	Resid Single Family
HOA Fees	1662.00
HOA Fees Freq.	Quarterly

### Listing Details

Listing Office	Berkshire Hathaway HomeServices
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