

\$1,675,000 - 123 Bartons Way, SANTA ROSA BEACH

MLS® #952812

\$1,675,000

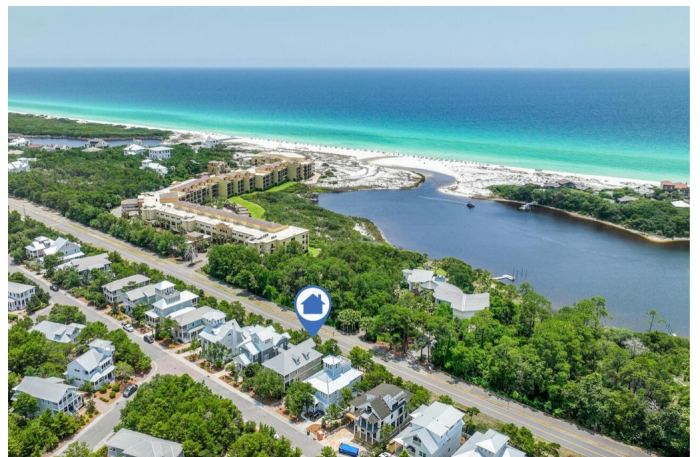
5 Bedroom, 5.00 Bathroom, 3,212 sqft
Detached Single Family on 0.13 Acres

THE PRESERVE AT GRAYTON BEACH, SANTA ROSA BEACH, FL

Opportunity to own in The Preserve at Grayton Beach! 123 Bartons Way offers the best price per square foot to allow new owners to complete updates to create quick appreciation! Perfect for Investors, second homeowners and primary owners! This stunning three-story beach house features dual master suites, each with ensuite bathrooms. The architectural design includes two distinct living rooms and a unique third-floor bunk room and bonus area accommodating up to 16 guests. The open main area seamlessly connects the kitchen, dining, and living spaces, providing a delightful environment for entertaining or relaxation. Enjoy private deeded beach access via a tranquil boardwalk through the Nature Preserve, eliminating the hassle of parking! The pristine neighborhood features meticulously maintained landscapes, clean pathways, and sparkling homes, fostering a shared sense of pride and security within the gated community.

Recent upgrades include new 2-ton 14 Seer AC units and Nest energy-efficient thermostats on all three floors. The kitchen boasts a gas stove, and there is an outdoor BBQ setup fueled by gas, eliminating the need for propane.

Residents can benefit from community amenities, including a clubhouse, swimming pools, pickle ball, tennis courts, and an 18-mile biking/hiking trail. Beyond the community,



Grayton Beach State Park offers hiking trails, camping facilities, and wildlife observation areas. Explore the nearby Blue Mountain Beach and indulge in the vibrant arts and culture scene with local galleries, boutiques, and eateries.

Living at 123 W Bartons Way offers a blend of private beach tranquility and recreational amenities at your doorstep. It's a chance to be part of a community that values cleanliness, security, and the beauty of the Florida coast. Discover your new sanctuary in the Grayton Beach Preserve today and enjoy your access to the quintessential 30A lifestyle

Built in 2008

Essential Information

MLS® #	952812
Price	\$1,675,000
Bedrooms	5
Bathrooms	5.00
Full Baths	3
Half Baths	2
Square Footage	3,212
Acres	0.13
Year Built	2008
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Active

Community Information

Address	123 Bartons Way
Area	30A West
Subdivision	THE PRESERVE AT GRAYTON BEACH
City	SANTA ROSA BEACH
County	WALTON
State	FL

Zip Code 32459

Amenities

Amenities Beach, Deed Access, Exercise Room, Gated Community, Pets Allowed, Pool, TV Cable Available, Tennis

Utilities Electric Available, Gas - Natural, Public Sewer Available, Public Water Available, TV Cable Available, Underground

Water View Coastal Dune Lakes

Has Pool Yes

Pool Community

Interior

Interior Features Floor Hardwood, Floor Tile, Washer/Dryer Hookup, Ceiling Raised, Furnished - All, Wet Bar

Appliances Dishwasher, Disposal, Dryer, Microwave, Range Hood, Refrigerator W/Ice Maker, Smoke Detector, Stove/Oven Gas, Washer

Heating Heat: Central Electric

Cooling A/C: Central Electric, Ceiling Fans, A/C: Two Or More

of Stories 3

Exterior

Exterior Roof Metal, Siding CmntFbrHrdBrd, Foundation On Pilings

Exterior Features Balcony, Patio Covered, Porch Covered, Shower

Lot Description Covenants, Interior, Restrictions, Within 1/2 Mile Of Water

Roof Roof Metal, Foundation On Pilings

Foundation Foundation On Pilings

School Information

Elementary Dune Lakes

Middle EMERALD COAST

High SOUTH WALTON

Additional Information

Zoning Residential Single Family

HOA Fees 710.00

HOA Fees Freq. Quarterly

Listing Details

Listing Office Compass

DISCLAIMER: Information Deemed Reliable but not guaranteed. The information being provided is for consumers'

personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. All listings are provided courtesy of the Emerald Coast Association of Realtors, Copyright 2024, All rights reserved. Vendors Member Number : 28325
Listing information last updated on July 1st, 2024 at 2:30pm CDT