

# \$1,359,000 - 141 Crescent Rd, SANTA ROSA BEACH

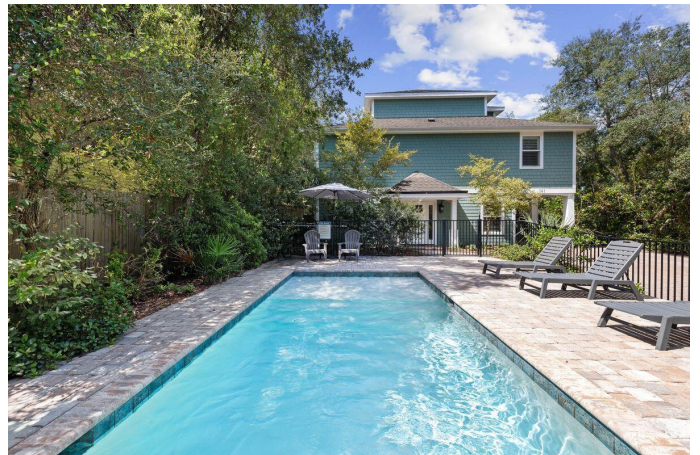
MLS® #955963

## \$1,359,000

4 Bedroom, 4.00 Bathroom, 3,096 sqft  
Detached Single Family on 0.22 Acres

BEACH HIGHLAND, SANTA ROSA BEACH, FL

Occupying a large private lot, this well-maintained home in Beach Highland includes a newly added pool with close proximity to the beach. This home is located in a well-established neighborhood on the west end of 30A. Mature oak trees line the lengthy driveway leading to a huge paved parking area in the front of the home including a covered carport. This four-bed, three-full-and-two-half-bath family home has a host of custom features including beautiful wood flooring in the main living area and bedrooms. Travertine tile laid on the diagonal welcomes you into the foyer along with tile flooring in all the bathrooms. Three new A/C units within the last four years keep the home cool along with plantation shutters filtering the sunlight. Currently used as a playroom with kitchenette, the downstairs could be a game/media room or guest quarters for family and friends. A rear door leads out to a covered patio and enclosed pet-friendly backyard. There is also covered storage for bikes and beach toys. The second floor has a generous open floor plan incorporating a spacious kitchen. Custom cabinets, a new refrigerator, granite countertops and a family-sized island breakfast bar make this the natural hub of the home. The great room extends seamlessly outdoors onto an expansive wraparound deck screened by mature greenery. It's tailor-made for alfresco living, barbecues and entertaining. The top floor accommodates the master suite with an adjoining bathroom boasting a double



vanity, separate oversized shower and whirlpool tub. The additional bedrooms and bathrooms are on the first and second floors. Nestled behind tall hedges and high fences, this is an idyllic family beach retreat. With no HOA, this versatile home is spoiled for choice with several beach access points nearby. A golf cart makes it even easier to visit Stinky's Fish Camp or enjoy recreational opportunities at neighboring Topsail Hill Preserve State Park.

Built in 1996

### Essential Information

MLS® #	955963
Price	\$1,359,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	3,096
Acres	0.22
Year Built	1996
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

### Community Information

Address	141 Crescent Rd
Area	30A West
Subdivision	BEACH HIGHLAND
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

### Amenities

Amenities	Beach
Utilities	Electric Available, Phone Available, Public Sewer Available, Public

Water Available, TV Cable Available, Gas - Propane

Parking Carport: Attached

Has Pool Yes

Pool Pool - In-Ground, Private

### Interior

Interior Features Breakfast Bar, Ceiling Crwn Molding, Floor Hardwood, Floor Tile, Kitchen Island, Lighting Recessed, Plantation Shutters, Washer/Dryer Hookup, Window Treatment All

Appliances Cooktop, Dishwasher, Disposal, Dryer, Microwave, Refrigerator, Smoke Detector, Washer, Range Hood

Heating Heat: Central Electric

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

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### Exterior

Exterior Frame, Roof Composite Shingle, Siding CmntFbrHrdBrd, Foundation Slab On Grade, Trim Wood

Exterior Features Balcony, BBQ Pit/Grill, Deck Covered, Fenced Back Yard, Fenced Privacy, Patio Covered, Pool - In-Ground, Porch Covered, Sprinkler System

Lot Description Survey Available, Within 1/2 Mile Of Water

Roof Roof Composite Shingle

Construction Frame

Foundation Foundation Slab On Grade

### School Information

Elementary VAN R. BUTLER

Middle EMERALD COAST

High SOUTH WALTON

### Additional Information

Zoning Residential Single Family

HOA Fees 0.00

### Listing Details

Listing Office Scenic Sotheby's International Realty

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