

# \$2,890,000 - 145 Siasconset Ln, INLET BEACH

MLS® #944376

## \$2,890,000

4 Bedroom, 4.00 Bathroom, 3,462 sqft  
Detached Single Family on 0.08 Acres

Prominence Phase III, INLET BEACH, FL

Welcome to Mamma Mia, your idyllic retreat at 145 Siasconset Lane, nestled in the vibrant heart of Prominence on the south side of 30A Inlet Beach, FL. From the moment you step through the door, prepare to be captivated by a whimsical coastal space where every detail has been thoughtfully designed with your utmost comfort, enjoyment and relaxation in mind. Spanning an impressive 3,462 square feet of living area, this stunning house offers a harmonious blend of convenience, coastal elegance and pure bliss. With fun, whimsical coastal decor, this property welcomes you with its serene ambiance and an inviting layout designed for comfort and entertainment. At the heart of the first floor is a primary ensuite retreat that is truly a private oasis. Featuring a king-size bed, gel sleeper sofa, generous walk-in closet and a custom-built wine and coffee bar, this is the perfect place to relax after long day at the beach or exploring all that 30A has to offer. Relax and indulge the senses as you relax on a private porch accessible for guests staying in this private space. Take the elevator or ascend stairs to the next level exploring the delightful custom coastal artwork adoring the shiplap walls.

The heart of this home awaits you on the second floor, where a culinary enthusiast's dream kitchen seamlessly flows into the ultimate open-concept living/dining and entertaining space that beckons you to every corner to explore. Step onto the second level covered deck to enjoy dining alfresco and take



in breathtaking views and ocean air of the Gulf. Ascend to the third floor to discover the majestic primary ensuite your personal retreat with unparalleled water views. Wake up to the soothing sound of waves and let the peaceful atmosphere lull you into blissful serenity. With another luxurious king-size bed, sofa and workspace, this retreat promises a blissful escape from the ordinary paces of life. Indulge on the private porch as you make plans for another fun-filled day exploring the sugar sand beaches and coastal dune lakes in the area. With two additional bedrooms, including a serene queen sized bedroom and custom-designed nautical bunk room with six cozy bunks, there's more than ample space for family and friends to spread out fully immersed in comfort and privacy.

A spacious two car garage and two dedicated driveway parking spaces provides ease of access and peace of mind. Situated on a prime street, this home is located just a few short steps to the private beach walkover for members-only Watersound Beach Club or an easy golf cart ride to several convenient public beach access points on 30A. Prominence South is a vibrant and bustling beach community located immediately behind the Big Chill (formerly known as the Hub) teeming with shops, coffee bars/restaurants and entertainment venue featuring family-friendly activities and showcasing top sporting events. The community offers two resort-style pools and work-out room and is conveniently located minutes to world-class dining and retail at nearby Alys, Seacrest and Rosemary Beach. The interiors of this home are adorned with premium finishes and equipped with state-of-the-art amenities, enhancing the home's high-end luxury appeal. Offered turnkey and fully-furnished with a few minor exceptions noted in documents section, this property is ideal as a high-income producing short-term vacation rental, second home or

primary residence. Generating over \$175K in annual gross rental revenue with more than 15 five-star reviews, this charming coastal haven is custom-designed for entertaining. Don't miss the chance to delight your friends and family with one of the most popular vacation rentals in the area. Contact your favorite realtor to schedule your private showing today.

Built in 2021

### Essential Information

MLS® #	944376
Price	\$2,890,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,462
Acres	0.08
Year Built	2021
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

### Community Information

Address	145 Siasconset Ln
Area	30A East
Subdivision	Prominence Phase III
City	INLET BEACH
County	WALTON
State	FL
Zip Code	32461

### Amenities

Amenities	BBQ Pit/Grill, Exercise Room, Pets Allowed, Pool, Short Term Rental - Allowed
Utilities	Electric Available, Public Sewer Available, Public Water Available, Gas -

	Natural
Parking Spaces	2
Parking	Garage: Attached
# of Garages	2
Water View	GULF
Has Pool	Yes
Pool	Community, Private

### Interior

Interior Features	Breakfast Bar, Ceiling Crwn Molding, Elevator, Floor Hardwood, Furnished - All, Lighting Recessed, Owner's Closet, Pantry, Shelving, Split Bedroom, Washer/Dryer Hookup, Window Treatment All, Plantation Shutters
Appliances	Auto Garage Door Opn, Cooktop, Dishwasher, Disposal, Dryer, Microwave, Oven:Self Cleaning, Refrigerator, Refrigerator W/Ice Maker, Smoke Detector, Washer, Range Hood, Stove/Oven Gas
Heating	Heat: Central Electric
Cooling	A/C: Central Electric, A/C: Two Or More
# of Stories	3

### Exterior

Exterior	Roof Metal, Siding CmntFbrHrdBrd, Foundation Slab On Grade
Exterior Features	Separate Living Area, Sprinkler System, Deck Covered, Guest Quarters, Porch Covered, Porch Screened, Shower
Lot Description	Curb & Gutter, Survey Available, Within 1/2 Mile Of Water
Roof	Roof Metal
Foundation	Foundation Slab On Grade

### School Information

Elementary	Bay
Middle	EMERALD COAST
High	SOUTH WALTON

### Additional Information

Zoning	Residential Single Family
HOA Fees	813.01
HOA Fees Freq.	Quarterly

### Listing Details

Listing Office	Corcoran Reverie SRB
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Listing information last updated on July 27th, 2024 at 9:15pm CDT