

\$569,000 - 1452 Ballyhoo Dr, GULF BREEZE

MLS® #955921

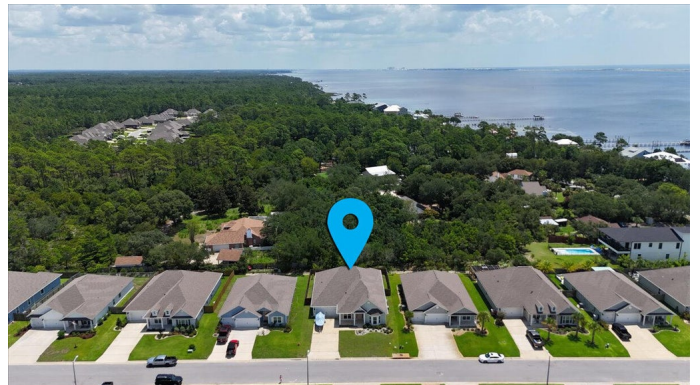
\$569,000

5 Bedroom, 3.00 Bathroom, 3,127 sqft
Detached Single Family on 0.22 Acres

Seagate, GULF BREEZE, FL

Welcome to 1452 Ballyhoo Drive, an exceptional home in Gulf Breeze, Florida. This property is located steps from the water, but with no flood insurance required (flood zone X). This residence features 5 bedrooms plus an office/bonus room, a wide-open floor plan, and an assumable VA loan at an incredible 2.625%. With low HOA fees, this home offers unparalleled value. The expansive family room with double tray ceilings creates a welcoming atmosphere, while the well-designed kitchen includes an oversized island, separate dining area, walk-in pantry, granite countertops, and ample cabinet storage. The primary bedroom offers a luxurious en suite bath with double vanities, a garden soaking tub, shower, private restroom, and walk-in closet. Enjoy outdoor living in the fenced backyard with a spacious covered patio, perfect for a pool, garden, or entertainment space. Additional features include luxury vinyl plank flooring, impact-rated fabric hurricane window and door shutters, and a Smart Home Connect system with a video doorbell, keyless entry, and multiple security cameras. The neighborhood is family-oriented and provides easy access to the Gulf Breeze Zoo, the upcoming new Soundside High School, and I-10. The property includes new fencing and gutters, hurricane shutters, and a survey on file. Don't miss out on this incredible opportunity in a serene and convenient location!

Built in 2021



Essential Information

MLS® #	955921
Price	\$569,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	3,127
Acres	0.22
Year Built	2021
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Craftsman Style
Status	Active

Community Information

Address	1452 Ballyhoo Dr
Area	Navarre/Gulf Breeze
Subdivision	Seagate
City	GULF BREEZE
County	SANTA ROSA
State	FL
Zip Code	32563

Amenities

Utilities	Electric Available, Public Sewer Available, Public Water Available, TV Cable Available
Parking	Garage: Attached
Pool	Community, Private

Interior

Interior Features	Breakfast Bar, Ceiling Raised, Floor Vinyl, Floor WW Carpet, Furnished - None, Kitchen Island, Lighting Recessed, Owner's Closet, Pantry, Split Bedroom, Washer/Dryer Hookup, Window Treatmnt Some, Ceiling Tray/Cofferd, Window Bay
Appliances	Auto Garage Door Opn, Dishwasher, Disposal, Microwave, Range Hood, Refrigerator, Smoke Detector, Smooth Stovetop Rnge, Stove/Oven Electric, Security System
Heating	Heat: Central Electric
Cooling	A/C: Central Electric, Ceiling Fans
# of Stories	1

Exterior

Exterior	Frame, Siding CmntFbrHrdBrd, Roof Pitched, Roof Shingle/Shake
Exterior Features	Fenced Privacy, Patio Covered, Porch Covered, Fenced Back Yard
Lot Description	Within 1/2 Mile Of Water
Roof	Roof Pitched, Roof Shingle/Shake
Construction	Frame

School Information

Elementary	WEST NAVARRE
Middle	Woodlawn Beach
High	GULF BREEZE

Additional Information

Zoning	City, Residential Single Family
HOA Fees	100.00
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	LPT Realty LLC
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