

# \$2,350,000 - 16 Gulf Point Rd, SANTA ROSA BEACH

MLS® #946317

## \$2,350,000

4 Bedroom, 4.00 Bathroom, 2,706 sqft  
Detached Single Family on 0.17 Acres

BLUE MOUNTAIN BEACH, SANTA ROSA BEACH, FL

Newer construction and immaculate home south of 30A with a private heated pool and spa. Primary master on main with three very large suites on second floor is the perfect setup. Custom finishes throughout include: metal roof, hardi plank siding, 10' ceilings, Miami white quartz counter tops, Frigidaire professional series appliances, Screened porch, ship lap in main living area and is being offered FULLY FURNISHED. Being south of 30A, this location is prime as you do not have to cross any streets to get to the beach and you have the choice of multiple accesses... which will be your favorite? With strong rental revenue history, this is a special opportunity to own your piece of paradise. Rental guests rave about the indoor/outdoor living spaces, large heated pool with spa and being able to walk to multiple restaurants and shops. With all of these amenities, you will find yourself wanting to visit year round. This property has been very well taken care of and ready for it's new owner.



Built in 2020

## Essential Information

MLS® #	946317
Price	\$2,350,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3

Half Baths	1
Square Footage	2,706
Acres	0.17
Year Built	2020
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

### **Community Information**

Address	16 Gulf Point Rd
Area	30A West
Subdivision	BLUE MOUNTAIN BEACH
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

### **Amenities**

Amenities	Beach, Fishing, Pool, Short Term Rental - Allowed, TV Cable Available
Utilities	Electric Available, Public Sewer Available, Public Water Available, TV Cable Available, Phone Available, Tap Fee Paid
Has Pool	Yes
Pool	Pool - Heated, Private, Community

### **Interior**

Interior Features	Ceiling Raised, Kitchen Island, Floor Hardwood, Furnished - All
Appliances	Refrigerator, Cooktop, Smoke Detector, Stove/Oven Electric, Smooth Stovetop Rnge
Heating	Heat: Central Electric
Cooling	A/C: Two Or More, A/C: Central Electric
# of Stories	2

### **Exterior**

Exterior	Roof Metal, Siding CmntFbrHrdBrd
Exterior Features	BBQ Pit/Grill, Fenced Privacy, Pool - Heated, Porch Covered, Porch Screened, Hot Tub, Patio Covered, Porch Open, Shower
Lot Description	Corner, Within 1/2 Mile Of Water, Interior, Level, Survey Available
Roof	Roof Metal

## 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	Rosemary Beach Realty LLC
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