

\$1,875,000 - 19 Sugar Beach Dr, SANTA ROSA BEACH

MLS® #930119

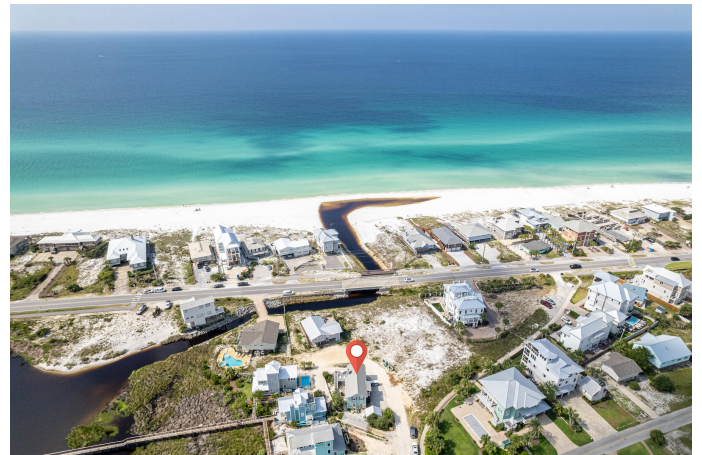
\$1,875,000

4 Bedroom, 3.00 Bathroom, 1,728 sqft
Detached Single Family on 0.12 Acres

OYSTER LAKE, SANTA ROSA BEACH, FL

PRICE INVESTMENT OPPORTUNITY Seize this exceptional investment opportunity with a beautifully updated 4-bedroom, 3-bathroom GULF VIEW home, ideally located on 30A's coveted west end. Perfectly positioned for both rental income and personal enjoyment, this property offers unparalleled access to the best of 30A, with two beach accesses just a short walk away, a shared dock on Oyster Lake for easy paddleboarding to the beach, and immediate access to the 30A bike path for quick rides to Gulf Place, The Vue on 30A, Shunk Gulley, and Stinky's Fish Camp. This two-story home features breathtaking views of the Gulf of Mexico and Oyster Lake, one of 30A's rare coastal dune lakes, from both levels. The 2021 updates ensure a low-maintenance investment, including IPE-Brazilian decking, a fully remodeled kitchen and bathrooms, impact-rated windows and doors, wooden hurricane/plantation shutters, new AC units for both floors, updated electrical and plumbing, and a durable Hardie plank exterior.

The property's outdoor living spaces are designed to attract renters seeking the ultimate coastal experience, with three covered porches and an expansive two-level deck offering ample room to relax and entertain while soaking up stunning sunsets over the water. The first floor features a bright and open living and dining area, ideal for hosting, with hardwood floors, built-in shelving,



and a stylish fireplace. The chef's kitchen, equipped with Sub-Zero and Viking stainless steel appliances, quartz countertops, and custom cabinetry, adds to the home's appeal.

Upstairs, the master suite boasts sweeping gulf views, French doors opening to a covered porch, and an ensuite bathroom with dual vanities and a walk-in shower. The second floor also includes an additional guest room, a full bathroom, and a secondary living area with built-in bunks perfect for accommodating more guests.

This home is packed with features that enhance its rental potential, including LED recessed lighting, an on-demand gas hot water heater, a 24KW generator, and ample outdoor storage with two sheds on the property. With no HOA dues and a prime location, this property is a standout investment opportunity on 30A.

Don't miss your chance to own a highly desirable gulf view retreat with incredible rental income potential on 30A's west end!

Built in 1992

Essential Information

MLS® #	930119
Price	\$1,875,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,728
Acres	0.12
Year Built	1992
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Florida Cottage

Status Active

Community Information

Address 19 Sugar Beach Dr
Area 30A West
Subdivision OYSTER LAKE
City SANTA ROSA BEACH
County WALTON
State FL
Zip Code 32459

Amenities

Amenities Dock
Utilities Electric Available, Gas - Natural, Public Sewer Available, Public Water Available, TV Cable Available
Water View GULF, Coastal Dune Lakes
Pool Community, Private

Interior

Interior Features Breakfast Bar, Built-In Bookcases, Ceiling Crwn Molding, Fireplace, Floor Hardwood, Furnished - All, Lighting Recessed, Pantry, Plantation Shutters
Appliances Dishwasher, Disposal, Dryer, Ice Machine, Microwave, Refrigerator, Smoke Detector, Washer, Stove/Oven Dual Fuel
Heating Heat: Central Electric
Cooling A/C: Central Electric, A/C: Two Or More, Ceiling Fans
Fireplace Yes
Fireplaces Fireplace
of Stories 2

Exterior

Exterior Features Deck Covered, Deck Open, Dock, Fenced Lot-Part, Hurricane Shutters, Renovated, Yard Building
Lot Description Flood Insurance Required, Irregular, Within 1/2 Mile Of Water
Windows Double Paned Windows, Storm Windows

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 Berkshire Hathaway HomeServices

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