

\$945,000 - 245 Emerald Beach Cir, SANTA ROSA BEACH

MLS® #949428

\$945,000

3 Bedroom, 3.00 Bathroom, 2,010 sqft
Detached Single Family on 0.09 Acres

HIGHLAND PARKS, SANTA ROSA BEACH, FL

SIGNIFICANT PRICE IMPROVEMENT! Over \$100,000 Reduction! Motivated Seller! Charming Turnkey 3BR/3BA Home in Highland Park - 245 Emerald Beach Circle

Welcome to your dream home in Highland Park, located on the tranquil west end of 30A. This beautifully maintained 3BR/3BA home, now available at a significantly reduced price, is fully furnished and turnkey ready. With rentals already on the books, this property offers an unparalleled investment opportunity for both personal enjoyment and financial gain. Step inside to discover a spacious, open floor plan designed for modern living. The living, dining, and kitchen areas flow seamlessly, creating an ideal space for entertaining. The kitchen is a chef's delight with stainless steel appliances, soft-close cabinetry, and ample counter space. Hardwood flooring and 10-foot ceilings add to the home's bright and airy feel.

Outside, enjoy multiple outdoor living spaces. Two oversized covered front porches provide the perfect spot to relax and enjoy the Gulf breezes, while a private covered back porch offers serene views of the wooded green space. The extended driveway can accommodate up to three cars, and a large brick patio is perfect for outdoor gatherings and grilling.

Highland Park is known for its luxurious amenities, including a resort-style pool,



oversized hot tub, gas fire pit, and outdoor kitchen. The community's unique watch tower offers breathtaking panoramic views of the Gulf of Mexico, Blue Mountain Beach, and Point Washington State Forest.

Situated on a quiet, private street with no through traffic, 245 Emerald Beach Circle offers quick and easy access to the beach via the closest pathway in the area. It's also within biking distance to local attractions, including restaurants, ice cream shops, coffee spots, and shopping in Blue Mountain Beach, Grayton Beach, and Seaside.

This home is more than just a residence; it's a gateway to a lifestyle filled with relaxation, natural beauty, and endless adventures along the Gulf Coast. Whether you're seeking a vacation retreat, a permanent residence, or an investment property with proven rental performance, this home promises a life of luxury and ease. Don't miss out on this exceptional opportunity!

Built in 2015

Essential Information

MLS® #	949428
Price	\$945,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,010
Acres	0.09
Year Built	2015
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

Community Information

Address 245 Emerald Beach Cir
Area 30A West
Subdivision HIGHLAND PARKS
City SANTA ROSA BEACH
County WALTON
State FL
Zip Code 32459

Amenities

Amenities Pool, Short Term Rental - Allowed
Utilities Electric Available, Gas - Natural, Public Sewer Available, Public Water Available, TV Cable Available
Has Pool Yes
Pool Community, Private

Interior

Interior Features Floor Hardwood, Furnished - All, Kitchen Island, Owner's Closet, Pantry, Window Treatment All, Floor WW Carpet
Appliances Dishwasher, Disposal, Dryer, Microwave, Refrigerator W/Ice Maker, Smoke Detector, Stove/Oven Dual Fuel, Washer
Cooling A/C: Central Electric, Ceiling Fans
of Stories 2

Exterior

Exterior Siding CmntFbrHrdBrd, Roof Metal
Exterior Features Deck Covered
Roof Roof Metal

School Information

Elementary VAN R. BUTLER
Middle EMERALD COAST
High SOUTH WALTON

Additional Information

Zoning Residential Single Family, Deed Restriction
HOA Fees 615.00
HOA Fees Freq. Quarterly

Listing Details

Listing Office

Berkshire Hathaway HomeServices

DISCLAIMER: Information Deemed Reliable but not guaranteed. The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. All listings are provided courtesy of the Emerald Coast Association of Realtors, Copyright 2024, All rights reserved. Vendors Member Number : 28325

Listing information last updated on August 17th, 2024 at 2:15pm CDT