# \$2,995,000 - 306 Canal St, SANTA ROSA BEACH

MLS® #952602

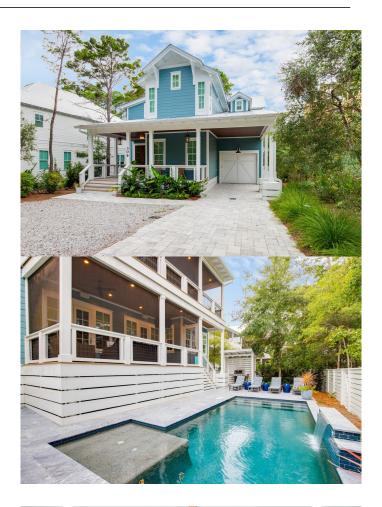
### \$2,995,000

5 Bedroom, 6.00 Bathroom, 3,258 sqft Detached Single Family on 0.27 Acres

Seagrove, SANTA ROSA BEACH, FL

Perfectly situated west of Highway 395 in the heart of old seagrove, this recently built cottage style home offers exemplary outdoor space and private amenities all within a short stroll to the expansive beaches of Seagrove and neighboring new urbanism community of Seaside. Newly built in 2021 and highlighted by its charming souther architectural appeal including expansive covered porches on the front and rear elevation, notable features include ample resort style pool and outdoor space, private garage storage as well as ample parking court, five bedroom layout with an extremely open floorplan and soaring vaulted ceilings throughout. The first level provides an impressive sense of arrival with a spacious entryway from the south facing covered porch, leading into the open living, kitchen and dining spaces that overlook the rear lanai and private pool. The chef's kitchen features custom cabinetry and stainless appliances and is anchored by a generous sized center island offering exceptional interaction with the dining room and adjoining living room; perfect for entertaining!

The rear lanai features a screened in covered porch, with a great elevation over the pool area which also offers an outdoor grilling space and direct access from the front driveway; the perfect connection after a long day on the beach. The first level also features a spacious bedroom suite and oversized laundry room.





Contact us today for rental numbers & cost to own figures.

#### Built in 2021

## **Essential Information**

MLS® # 952602

Price \$2,995,000

Bedrooms 5

Bathrooms 6.00

Full Baths 5

Half Baths 1

Square Footage 3,258

Acres 0.27

Year Built 2021

Type Detached Single Family

Sub-Type Detached Single Family

Style Beach House

Status Active

# **Community Information**

Address 306 Canal St

Area 30A East Subdivision Seagrove

City SANTA ROSA BEACH

County WALTON

State FL

Zip Code 32459

#### **Amenities**

Amenities Beach, Fishing

Utilities Public Sewer Available, Public Water Available, TV Cable Available

Parking Spaces 1

Parking Garage: Attached

# of Garages 1

Water View Lake

Has Pool Yes

Pool Pool - In-Ground, Private, Community

Interior

Interior Features Floor Hardwood, Furnished - All, Kitchen Island, Ceiling Beamed, Wet

Bar

Cooling Ceiling Fans

# of Stories 2

**Exterior** 

Exterior Features Fenced Lot-All, Patio Covered, Pool - In-Ground, Porch Covered, Deck

Covered

Lot Description Within 1/2 Mile Of Water

**School Information** 

Elementary Dune Lakes

Middle EMERALD COAST High SOUTH WALTON

**Additional Information** 

Zoning Residential Single Family

HOA Fees 0.00

**Listing Details** 

Listing Office Compass

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