

\$2,750,000 - 35 Cote D Azur Dr, SANTA ROSA BEACH

MLS® #949760

\$2,750,000

6 Bedroom, 5.00 Bathroom, 3,312 sqft
Detached Single Family on 0.22 Acres

COTE D' AZUR, SANTA ROSA BEACH, FL

Situated just steps from one of the largest private beaches on 30A and the brand-new sophisticated side of Seagrave Beach, Casa D'Azure characterizes unparalleled contemporary design with natural light flooding in to highlight gorgeous, exposed beams, vaulted ceilings, custom light fixtures, and designer flooring. With over 3,200 square feet of living space, this stunning home spans three vertical levels with six bedrooms, five ensuite baths, a private elevator, first level covered parking, and a stunning pool accenting the outside living space. The second level features a capacious open floor main living area, dining, and well-appointed kitchen with stainless steel appliances and a center island with four seats at the breakfast bar. Sunlight floods in through large windows framing theSunlight floods in through large windows framing the end of the living space. The second-floor bedroom suite boasts a king-sized bed, generous windows, and an ensuite bathroom with a shower. Additional luxury features of this level include a half bath and a lovely, covered balcony overlooking the pool. Privacy, comfort, and relaxation define the details of the final five suites located on the third level. Three of these bedrooms are expansive king suites with ensuites featuring beautiful modern glass showers in each. The final two bedrooms share a Jack and Jill bathroom with a spacious shower. One of these bedrooms is a king bedroom, while the other has two custom built queen-over-queen



bunks. The inviting outside space is a private oasis with a pristine pool, on-site grill, ample seating, and an outdoor shower located just next to the pool.

Casa D'Azure is located just steps away from local restaurants and activities. Stroll to Timpoochee Trail and enjoy exploring the coast while soaking up the Florida sunshine. Owners can enjoy a dip in the pool or take a few minutes' walk to the home's private beach access. Wise investors will note both rental potential and private home ownership prospects.

Built in 2022

Essential Information

MLS® #	949760
Price	\$2,750,000
Bedrooms	6
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,312
Acres	0.22
Year Built	2022
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

Community Information

Address	35 Cote D Azur Dr
Area	30A East
Subdivision	COTE D' AZUR
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

Amenities

Utilities	Electric Available, Public Sewer Available, Public Water Available, Gas - Natural
Parking	Carport: Attached, Covered
Water View	GULF
Has Pool	Yes
Pool	Private, Pool - In-Ground, Community

Interior

Interior Features	Washer/Dryer Hookup, Floor Hardwood, Furnished - All, Woodwork Painted, Elevator
Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Smoke Detector, Stove/Oven Electric, Dryer
Heating	Heat: Central Electric
Cooling	A/C: Central Electric, A/C: Two Or More
# of Stories	3

Exterior

Exterior	Foundation On Pilings, Roof Metal, Siding Stucco
Exterior Features	Patio Covered, Balcony, Pool - In-Ground
Lot Description	Cleared, Irregular, Level, Restrictions, Within 1/2 Mile Of Water
Roof	Foundation On Pilings, Roof Metal
Foundation	Foundation On Pilings

School Information

Elementary	VAN R. BUTLER
Middle	EMERALD COAST
High	SOUTH WALTON

Additional Information

Zoning	Residential Single Family, County
HOA Fees	1000.00
HOA Fees Freq.	Annually

Listing Details

Listing Office	Compass
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