

# \$1,200,000 - 43 Coastal Grove Way # 5, SANTA ROSA BEACH

MLS® #936209

**\$1,200,000**

4 Bedroom, 4.00 Bathroom, 2,262 sqft  
Attached Single Unit on 0.02 Acres

Coastal Dunes, SANTA ROSA BEACH, FL

Welcome to Coastal Dunes - where LOCATION truly matters! Nestled in the heart of convenience and luxury, this hidden gem offers a unique blend of coastal living and modern comfort. Situated within a gated, low-density community of just 13 high-end townhomes, Coastal Dunes provides the utmost privacy and exclusivity. But that's not all - this exceptional townhome has undergone extensive renovations and upgrades, making it a standout choice. Each unit spans three floors, showcasing a perfect fusion of style and functionality. Step inside and discover the meticulously designed interiors, offering a seamless flow between living spaces. The new kitchen boasts top-of-the-line appliances, sleek countertops, and ample storage, catering to both aesthetics and practicality. What sets this townhome apart is its private roof-top terrace, where you can unwind and revel in the breathtaking views that surround you. Picture yourself enjoying the soothing sounds of the ocean, a perfect accompaniment to your evenings. Plus, the convenience of a single-car garage awaits, complete with an electric vehicle charging station (Level 2 charger already installed) - embracing modern eco-friendly living. Beyond the walls of your new home, you'll find yourself within walking distance to the renowned 30A and the world-famous public beach access. Gulf Place Town Center, Shunk Gulley, and an array of acclaimed restaurants, boutiques, and attractions are at your fingertips. Embrace the



green spaces of Gulf Place and take leisurely strolls to the emerald waters and sugar sand white beaches - all within easy reach. Coastal Dunes is not just a home; it's a lifestyle upgrade. Experience the epitome of coastal luxury, where every detail has been meticulously curated to enhance your living experience. Discover the perfect blend of tranquility and convenience - your dream home awaits!

Built in 2008

### Essential Information

|                |                      |
|----------------|----------------------|
| MLS® #         | 936209               |
| Price          | \$1,200,000          |
| Bedrooms       | 4                    |
| Bathrooms      | 4.00                 |
| Full Baths     | 4                    |
| Square Footage | 2,262                |
| Acres          | 0.02                 |
| Year Built     | 2008                 |
| Type           | Attached Single Unit |
| Sub-Type       | Attached Single Unit |
| Style          | Beach House          |
| Status         | Active               |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 43 Coastal Grove Way # 5 |
| Area        | 30A West                 |
| Subdivision | Coastal Dunes            |
| City        | SANTA ROSA BEACH         |
| County      | WALTON                   |
| State       | FL                       |
| Zip Code    | 32459                    |

### Amenities

|           |  |
|-----------|--|
| Amenities | Gated Community, Pool, Short Term Rental - Allowed                 |
| Utilities | Electric Available, Public Sewer Available, Public Water Available |

|                |                    |
|----------------|--------------------|
| Parking Spaces | 1                  |
| Parking        | Garage: Attached   |
| # of Garages   | 1                  |
| Water View     | GULF               |
| Has Pool       | Yes                |
| Pool           | Community, Private |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Ceiling Crwn Molding, Floor Hardwood, Floor Tile, Furnished - All, Kitchen Island, Lighting Recessed, Washer/Dryer Hookup, Ceiling Raised, Pantry, Renovated, Window Treatment All |
| Appliances        | Dishwasher, Microwave, Refrigerator W/Ice Maker, Smoke Detector, Smooth Stovetop Rnge, Stove/Oven Electric, Auto Garage Door Opn, Dryer, Washer                                    |
| Heating           | Heat: Central Electric   |
| Cooling           | A/C: Central Electric  |
| # of Stories      | 3  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Balcony, Deck Open, Patio Open                     |
| Lot Description   | Cul-De-Sac, Restrictions, Within 1/2 Mile Of Water |

### School Information

|            |               |
|------------|---------------|
| Elementary | VAN R. BUTLER |
| Middle     | Seaside       |
| High       | SOUTH WALTON  |

### Additional Information

|                |                          |
|----------------|--------------------------|
| Zoning         | Residential Multi-Family |
| HOA Fees       | 500.00                   |
| HOA Fees Freq. | Monthly                  |

### Listing Details

|                |         |
|----------------|---------|
| Listing Office | Compass |
|----------------|---------|

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