

\$1,189,000 - 4368 W County Hwy 30a Unit 307, SANTA ROSA

MLS® #949649

\$1,189,000

3 Bedroom, 3.00 Bathroom, 1,979 sqft
Condominiums on 0.00 Acres

Abacos, SANTA ROSA BEACH, FL

Abacos 307 is a cute coastal condo located on Scenic Highway 30A, right across the street from the popular Gulf Place and the Ed Walline Public Beach Access. The condo comes fully furnished and features 3 bedrooms, 2.5 baths, and a Juliet balcony with Gulf views. The two-level condo boasts a sunny living space, and a spacious open great room on the second floor. Three bedrooms are located on the first level. The master suite features a king bed and a private, en-suite bath with dual vanities and a tub/shower combo. Each of the two guest bedrooms includes a queen bed and share a full hall bathroom. The condo is located across the street from public beach access - you can be soaking in emerald-toned waters only minutes after leaving the condo. It also has a gated swimming pool and expansive sun patio, perfect for a refreshing swim or sunbathing. With Gulf Place Town Center next door, you're within walking distance to a variety of boutiques, specialty shops, and a grassy amphitheater that hosts seasonal events and live music concerts. Try out the casual restaurants like Perfect Pig, Pizza by the Sea, or Shunk Gulley Oyster Bar that are only a minute's walk away. All that 30A and Sandestin have to offer are a short distance away.

Abacos is a beautiful condominium complex on the Gulf Coast's most popular stretch of scenic highway. This boho-chic community is nestled between Dune Allen Beach and Blue



Mountain Beach. Ride your bike up 30A to the local creamery or pop over to the popular Gulf Place Center and shop local arts, cuisine, fashion, and more. The grassy outdoor amphitheater is a hub for seasonal festivals and fun to-dos.

Surrounded by winding nature trails and Florida state parks, coastal dune lakes, world class golf, fishing, and more, Abacos has it all. Experience all 30A has to offer from this beach getaway oasis.

Built in 2006

Essential Information

MLS® #	949649
Price	\$1,189,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,979
Acres	0.00
Year Built	2006
Type	Condominiums
Sub-Type	Condominiums
Style	N/A
Status	Active

Community Information

Address	4368 W County Hwy 30a Unit 307
Area	30A West
Subdivision	Abacos
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

Amenities

Amenities Beach, Elevators, Gated Community, Laundry, Pool, TV Cable Available,

	Pets Allowed
Utilities	Public Sewer Available, Public Water Available, Community Water, Phone Available, Sewer Available
Water View	GULF, Gulf/Pass
Has Pool	Yes
Pool	Private, Pool - In-Ground, Community

Interior

Interior Features	Washer/Dryer Hookup, Ceiling Crwn Molding, Ceiling Raised, Ceiling Tray/Cofferd, Ceiling Vaulted, Floor Tile, Floor WW Carpet New, Furnished - All, Owner's Closet, Window Treatmnt None, Woodwork Painted
Appliances	Dishwasher, Disposal, Microwave, Dryer, Freezer, Range Hood, Refrigerator, Refrigerator W/Ice Maker, Washer
Heating	Heat: Central Electric
Cooling	A/C: Two Or More

Exterior

Exterior	Concrete, Frame, Siding Stucco
Exterior Features	Balcony, Pool - In-Ground, Shower, Sprinkler System
Windows	Double Paned Windows, Tinted Windows
Construction	Frame

School Information

Elementary	VAN R. BUTLER
Middle	EMERALD COAST
High	SOUTH WALTON

Additional Information

HOA Fees	4761.29
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Sun Beach Realty LLC
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