

\$249,000 - 4370 Chippewa Dr, GULF BREEZE

MLS® #956339

\$249,000

3 Bedroom, 2.00 Bathroom, 1,368 sqft
Detached Single Family on 0.46 Acres

CHEROKEE ACRES, GULF BREEZE, FL

Are you ready to live the Florida lifestyle? From this home it is just 10 miles to Pensacola Beach - 12 miles to Navarre Beach - 14 miles to downtown Pensacola. Situated on a large corner lot this property has beautiful, mature Live Oak trees, large cedar trees and a setting that gives you privacy from the street. There is plenty of room for your boat or RV. Do you like gardening? Start planting in your large, irrigated garden plot. The roof on this house was replaced in 2023 - The water heater was replaced in 2022 and the HVAC in 2015. This property is in a great school district and the brand new, \$110 million Soundside High School, is currently being built and is scheduled to open in 2026. Click on the virtual tour and make plans to stop by the open house Sat. Aug. 10 from 11:00 - 2:00

Built in 1978

Essential Information

MLS® #	956339
Price	\$249,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,368
Acres	0.46
Year Built	1978
Type	Detached Single Family



Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Active

Community Information

Address	4370 Chippewa Dr
Area	Navarre/Gulf Breeze
Subdivision	CHEROKEE ACRES
City	GULF BREEZE
County	SANTA ROSA
State	FL
Zip Code	32563

Amenities

Amenities	Short Term Rental - Allowed
Utilities	Public Water Available, Septic Tank, TV Cable Available

Interior

Interior Features	Fireplace, Washer/Dryer Hookup, Window Treatmnt Some
Appliances	Dishwasher, Dryer, Microwave, Range Hood, Refrigerator W/Ice Maker, Stove/Oven Electric, Washer
Heating	Heat: Central Electric, Heat Pump Air To Air
Cooling	A/C: Central Electric, Ceiling Fans
Fireplace	Yes
Fireplaces	Fireplace
# of Stories	1

Exterior

Exterior	Frame, Roof Dimensional Shingle, Siding Wood, Foundation Slab On Grade
Exterior Features	Fenced Back Yard, Patio Covered
Lot Description	Corner
Windows	Double Paned Windows
Roof	Roof Dimensional Shingle
Construction	Frame
Foundation	Foundation Slab On Grade

School Information

Elementary	WEST NAVARRE
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Middle	Woodlawn Beach
High	GULF BREEZE

Additional Information

Zoning	Residential Single Family
HOA Fees	0.00

Listing Details

Listing Office	Levin Rinke Realty
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