

\$3,639,000 - 44 Melodia Ln, SANTA ROSA BEACH

MLS® #942773

\$3,639,000

3 Bedroom, 4.00 Bathroom, 2,704 sqft
Detached Single Family on 0.13 Acres

MELODIA, SANTA ROSA BEACH, FL

Welcome to your dream retreat by the Gulf! Nestled in a low-density, gated community south of Scenic Highway 30A in Seagrove Beach, this stunning 3 bedroom + bunk room, 3.5-bathroom home is the epitome coastal luxury boasting over 2700 sqft of living space. The main floor hosts 2 bedrooms + a bunk room including the owner's suite with pool views and access to your private outdoor oasis. The primary ensuite also includes a luxurious soaking tub, double vanities, and spacious walk-in tiled shower. Step outside and enjoy the refreshing pool, sip coffee on the covered porch, and entertain with outdoor dining table and ample freshly turfed lawn space. Each of the three bedrooms is a serene oasis, offering plush accommodations and private en-suite bathrooms. Head upstairs to the 2nd level where you will be greeted with a gorgeous, open-concept living, dining, and kitchen complete with peek-a-boo views of the stunning Emerald Coast waters, a cozy fireplace, and an abundance of natural light flowing in. The kitchen features a sleek design, equipped with Viking appliances and lots of storage.

With community access to the beach, you can spend your days lounging in the sun, swimming in the sparkling waters, or strolling along the shore. This home offers the perfect blend of privacy and convenience. Enjoy easy access to local shops, restaurants, and recreational activities, while still savoring the serenity of your own secluded oasis.



Built in 1997

Essential Information

MLS® #	942773
Price	\$3,639,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,704
Acres	0.13
Year Built	1997
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

Community Information

Address	44 Melodia Ln
Area	30A East
Subdivision	MELODIA
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

Amenities

Amenities	Deed Access, Short Term Rental - Allowed, Waterfront
Utilities	Electric Available, Public Sewer Available
Water View	GULF
Has Pool	Yes
Pool	Pool - Heated, Private, Community

Interior

Interior Features	Furnished - All, Kitchen Island, Owner's Closet, Renovated, Fireplace
Appliances	Dishwasher, Disposal, Dryer, Freezer, Refrigerator, Stove/Oven Gas, Washer
Cooling	A/C: Central Electric
Fireplace	Yes

Fireplaces	Fireplace
# of Stories	2

Exterior

Exterior Features	Patio Open, Pool - Heated, Fenced Privacy, Patio 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	3768.00
HOA Fees Freq.	Annually

Listing Details

Listing Office	Inlet Beach Real Estate
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Listing information last updated on July 28th, 2024 at 11:30am CDT