

# \$1,358,000 - 448 Cypress Dr, SANTA ROSA BEACH

MLS® #951328

## \$1,358,000

4 Bedroom, 4.00 Bathroom, 2,552 sqft  
Detached Single Family on 0.08 Acres

CYPRESS DUNES, SANTA ROSA BEACH, FL

Seller to provide \$10,000 towards a rate buy down or closing cost assistance. Beautifully Updated Home with Over 1000 Sq Ft of Porches Welcome to 448 Cypress Drive, an immaculate 4BR/3.5BA home located in the gated Cypress Dunes community on 30A's peaceful west end. This well-maintained home is ideal for a full-time residence, a second home, or a rental property. Enjoy the warm Gulf breeze and your morning coffee on one of the four oversized porches, which offer both sunrise and sunset views. The screened lower porch is perfect for storing beach accessories and fishing gear. The recent remodel includes newly refinished light oak flooring, a new AC system and water heaters (2022), new carpet in the bedrooms, fresh interior paint including ceilings, trim, and walls, and refreshed decking on the porches. The open living area features coffered ceilings and custom bookshelves, creating a welcoming atmosphere. The large kitchen is a chef's dream with stainless steel appliances, a gas range, a large pantry, and new quartz countertops and backsplash.

Additional highlights of this never-rented home include white custom cabinetry, two master suites, 9' solid core interior doors, built-in bunk beds, Pella impact windows, yard irrigation, and standout finishes throughout.

Cypress Dunes offers a lifestyle of luxury with outstanding on-site amenities such as two resort-style pools, a jetted spa, a fitness



center, an owners' clubhouse, an outdoor fireplace, a recreational lawn area, and tennis courts. Nearby, you'll find Topsail Hill Preserve State Park, locally owned restaurants, Butler Elementary School, Sacred Heart Hospital, and the town centers of Gulf Place and Grand Boulevard with shopping and dining.

This home is offered partially furnished and ready for you to move in and start enjoying the best of 30A living. Don't miss the opportunity to make 448 Cypress Drive your own slice of paradise.

Built in 2007

### **Essential Information**

MLS® #	951328
Price	\$1,358,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,552
Acres	0.08
Year Built	2007
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

### **Community Information**

Address	448 Cypress Dr
Area	30A West
Subdivision	CYPRESS DUNES
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

## Amenities

Amenities	Community Room, Exercise Room, Pets Allowed, Pickle Ball, Pool, Short Term Rental - Allowed, Tennis, Whirlpool
Utilities	Electric Available, Gas - Natural, Public Sewer Available, Public Water Available, TV Cable Available
Has Pool	Yes
Pool	Community, Private

## Interior

Interior Features	Floor Hardwood, Furnished - Some, Window Treatment All, Floor WW Carpet New, Kitchen Island, Lighting Recessed, Newly Painted, Shelving
Appliances	Dishwasher, Disposal, Microwave, Refrigerator W/Ice Maker, Smoke Detector, Washer, Stove/Oven Dual Fuel
Heating	Heat: Central Electric
Cooling	A/C: Two Or More, A/C: Central Electric, Ceiling Fans, Water Heater - Two +
# of Stories	2

## Exterior

Exterior	Roof Metal, Foundation On Pilings, Siding CmntFbrHrdBrd
Exterior Features	Porch Covered, Deck Covered, Porch Screened
Lot Description	Within 1/2 Mile Of Water, Level, Restrictions
Windows	Storm Windows
Roof	Roof Metal, Foundation On Pilings
Foundation	Foundation On Pilings

## School Information

Elementary	VAN R. BUTLER
Middle	Seaside
High	SOUTH WALTON

## Additional Information

Zoning	Residential Single Family
HOA Fees	1150.00
HOA Fees Freq.	Quarterly

## Listing Details

Listing Office	Berkshire Hathaway HomeServices
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