

\$4,395,000 - 506 E Royal Fern Way, SANTA ROSA BEACH

MLS® #956830

\$4,395,000

5 Bedroom, 5.00 Bathroom, 4,345 sqft
Detached Single Family on 0.24 Acres

WATERCOLOR, SANTA ROSA BEACH, FL

Welcome to 506 E Royal Fern Way located in the quiet and secluded section of Cedar Woods in the renown 30A community of Watercolor. This stunning custom built home by Romair Construction is in pristine condition having never been used as a short-term rental. Tucked away a large lot in Phase IV, this home is buffered by a beautiful park directly in the front and preserved by woods behind the home. Sitting on approximately a quarter-acre, this 4,345 square foot home includes a large 20x15 heated saltwater pool, covered summer kitchen, and a large cabana complete with an outdoor fireplace. The detached two-car garage and over 100' long driveway provide an ample amount of parking. High end windows and doors encase the open concept first floor allowing natural light to pour in through the east facing rear of the home creating peaceful and picturesque mornings. Elevated 12' ceilings provide a spacious feel to create family memories as the great room, dining room, and kitchen flow together. A large walk-in pantry, Wolf and Sub-Zero appliances, and wet bar including a winemaker and ice fridge complete the kitchen.

The master bedroom is located on the first floor and includes a large sitting area with custom built-in shelving on the focal wall. The private screened in porch is perfect for a quiet cup of coffee or evening sunset. The master bathroom has a large soaking tub, walk in shower, and separate vanities.



The second floor immediately opens into an additional second living area complete with a wet bar and access to one of two second floor screened in porches. A bunk room sits off the second floor living and is complete with multiple built-in bunks which can sleep four. Two large bedrooms mirror one another at the end of the hallway, both with en suite bathrooms and access to a shared screened in porch. The fifth and final bedroom includes built-in shelves like the master bedroom, an en suite bathroom, and access to a screened in porch shared with the second-floor living room.

Enjoy access to all of Watercolor's amenities including the Beach Club, Camp Watercolor, Boathouse, and Dragonfly Pool to name a few. Call today to schedule a showing and see this beautiful home for yourself!

Built in 2014

Essential Information

MLS® #	956830
Price	\$4,395,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	4,345
Acres	0.24
Year Built	2014
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

Community Information

Address 506 E Royal Fern Way

Area	30A East
Subdivision	WATERCOLOR
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

Amenities

Amenities	Beach, Dock, Exercise Room, Fishing, Pets Allowed, Pickle Ball, Picnic Area, Pool, Short Term Rental - Allowed, Tennis, TV Cable Available, Deed Access
Utilities	Electric Available, Gas - Natural, Phone Available, Public Sewer Available, Public Water Available, TV Cable Available
Parking Spaces	2
Parking	Garage: Detached, Carport: Attached
# of Garages	2
Has Pool	Yes
Pool	Pool - In-Ground, Private, Pool - Heated, Community

Interior

Interior Features	Built-In Bookcases, Ceiling Raised, Fireplace, Floor Hardwood, Furnished - All, Kitchen Island, Lighting Recessed, Pantry
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Freezer, Ice Machine, Microwave, Range Hood, Refrigerator, Smoke Detector, Stove/Oven Gas, Washer
Cooling	A/C: Two Or More, A/C: Central Electric
Fireplace	Yes
Fireplaces	Fireplace
# of Stories	2

Exterior

Exterior	Siding CmntFbrHrdBrd
Exterior Features	BBQ Pit/Grill, Fenced Lot-Part, Fireplace, Pavillion/Gazebo, Pool - In-Ground, Porch Covered, Porch Open, Porch Screened, Shower, Summer Kitchen, Pool - Heated
Windows	Storm Windows

School Information

Elementary	Bay
Middle	EMERALD COAST

High SOUTH WALTON

Additional Information

Zoning Residential Single Family

HOA Fees 1460.00

HOA Fees Freq. Quarterly

Listing Details

Listing Office Live 30A Real Estate LLC

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