

# \$995,000 - 77 Snapper St, SANTA ROSA BEACH

MLS® #944511

## \$995,000

3 Bedroom, 3.00 Bathroom, 2,016 sqft  
Detached Single Family on 0.07 Acres

### BLUE GULF RESORT, SANTA ROSA BEACH, FL

Community Pool at Blue Mountain Village available at this beautiful beach home featuring 3-bedrooms, 3-bathrooms just a 1/2 mile south of 30A beachfront location. This fully furnished home is spacious, bright, and airy includes high-quality construction, stone countertops, impact glass windows, brick paver driveway and patio, outdoor shower, tankless hot water heater, wood flooring throughout including bedrooms and staircase, and a fully fenced backyard. Residents have access to the pool, fitness center, shuffleboard, and other amenities at the Village at Blue Mountain Beach association. Rental projections indicate \$80K per year with a golf cart; without one, the 2023 rental was \$70K. Nestled in a serene neighborhood in the heart of Blue Mountain Beach, this home provides convenient access to Western Lake at Grayton Beach for boating or fishing, nature trails for hiking or biking, and the pristine Gulf beaches for basking in the Florida sun, all just minutes away. Enjoy an easement to a nearby beach or visit public beaches at Highway 83 Blue Mountain or Gulfview Heights. Explore the fine dining, upscale shopping, and lively nightlife that the 30A area has to offer. Whether for a vacation rental investment or a peaceful retreat, this fully furnished home captures the essence of coastal living and income potential. Take advantage of the chance to witness this gem firsthand!



Built in 2014

## Essential Information

MLS® #	944511
Price	\$995,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,016
Acres	0.07
Year Built	2014
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

## Community Information

Address	77 Snapper St
Area	30A West
Subdivision	BLUE GULF RESORT
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

## Amenities

Utilities	Electric Available, Phone Available, Public Sewer Available, Public Water Available
Has Pool	Yes
Pool	Community, Private

## Interior

Interior Features	Breakfast Bar, Ceiling Crwn Molding, Floor Hardwood, Floor Tile, Furnished - All, Window Treatment All
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Freezer, Ice Machine, Microwave, Oven:Self Cleaning, Refrigerator, Refrigerator W/Ice Maker, Smoke Detector, Smooth Stovetop Rnge, Stove/Oven Electric, Washer
Heating	Heat Pump Wtr Air 2+
# of Stories	2

## Exterior

Exterior	Roof Metal, Siding CmntFbrHrdBrd, Foundation Slab On Grade
Exterior Features	Porch Covered, Patio Open
Lot Description	Within 1/2 Mile Of Water
Roof	Roof Metal
Foundation	Foundation Slab On Grade

## School Information

Elementary	Dune Lakes
Middle	EMERALD COAST
High	SOUTH WALTON

## Additional Information

Zoning	Residential Single Family
HOA Fees	472.00
HOA Fees Freq.	Quarterly

## Listing Details

Listing Office	30A Local Real Estate
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