

\$749,000 - 831 Coldwater Creek Cir, NICEVILLE

MLS® #956850

\$749,000

3 Bedroom, 3.00 Bathroom, 2,481 sqft
Detached Single Family on 0.38 Acres

SWIFT CREEK PH VI, NICEVILLE, FL

Multi-generation home with DETACHED GUEST HOUSE, private lanai with pool/waterfall and courtyard. Very few homes have a separate guest house for family and friends providing complete privacy for guests. Guest house has a bedroom, kitchenette and shower. The moment you enter through the iron gate into the courtyard, you will love this home. With gas lanterns, security system, extra parking with pavers, and tons of storage. To add to the extras, there is a new roof, and all new lvp flooring installed. The main house features high ceilings, two bedrooms with an open floor plan, deluxe gourmet kitchen. Top of the line stainless appliances including a 5 burner gas cooktop with custom vent hood, large pantry, gorgeous granite and plenty of granite counter space with a built in wine rack. MORE Plenty of cabinets with pull-out shelves. The Master bedroom overlooks courtyard and has 2 large closets. walk in shower and separate garden tub. Lots of storage space throughout the entire home. Every room opens up to the courtyard/pool with high efficiency french doors or sliders. The pool, has a flowing waterfall, and is surrounded with beautiful tile and pavers. So very peaceful sitting out on the Lanai. Separate guest house has eating area, kitchenette with refrigerator, full bathroom, which also opens onto the pool area. The 2 car garage offers tons of storage with floored attic space and central vac. This home features two gas water heaters, vessel sinks ,



custom built cabinetry, 10' ceilings and 9' solid wood doors. The living room gas fireplace has custom brick surround. All windows are top quality double pane with tint to reduce heat and glare. Paver driveway has extra parking. Pavers continue all the way into the courtyard. There is plenty to see in this home, so call today to make an appointment to view this very unique home. The courtyard features a freestanding sauna, gunite pool with privacy wall, pavers and grill and sitting area. Large backyard for room to add on or a place for pets and outdoor relaxation.

Built in 2004

Essential Information

MLS® #	956850
Price	\$749,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,481
Acres	0.38
Year Built	2004
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Mediterranean
Status	Active

Community Information

Address	831 Coldwater Creek Cir
Area	Niceville
Subdivision	SWIFT CREEK PH VI
City	NICEVILLE
County	OKALOOSA
State	FL
Zip Code	32578

Amenities

Amenities	Community Room, Fishing, Pets Allowed, Picnic Area, Playground, Pool, Tennis, Pavillion/Gazebo
Utilities	Gas - Natural, Public Sewer Available, Public Water Available, TV Cable Available, Underground, Phone Available
Parking Spaces	2
Parking	Garage: Attached
# of Garages	2
Has Pool	Yes
Pool	Pool - In-Ground, Private, Community

Interior

Interior Features	Breakfast Bar, Built-In Bookcases, Ceiling Crwn Molding, Ceiling Tray/Cofferd, Fireplace, Fireplace Gas, Floor Tile, Guest Quarters, Lighting Recessed, Pantry, Split Bedroom, Washer/Dryer Hookup, Window Treatment All, Pull Down Stairs, Woodwork Stained
Appliances	Auto Garage Door Opn, Dishwasher, Disposal, Microwave, Range Hood, Refrigerator W/Ice Maker, Smoke Detector, Stove/Oven Gas, Central Vacuum, Cooktop, Oven:Self Cleaning, Security System
Heating	Heat: Central Gas
Cooling	A/C: Central Electric, Ceiling Fans, Water Heater - Two +
Fireplace	Yes
Fireplaces	Fireplace, Fireplace Gas
# of Stories	1

Exterior

Exterior	Frame, Roof Dimensional Shingle, Siding Stucco, Trim Vinyl
Exterior Features	Guest Quarters, Pool - In-Ground, Porch Screened, Sprinkler System, Fenced Lot-Part, Lawn Pump, Patio Enclosed
Lot Description	Covenants, Level, Sidewalk, Survey Available, Curb & Gutter
Windows	Double Paned Windows, Tinted Windows
Roof	Roof Dimensional Shingle
Construction	Frame

School Information

Elementary	EDGE
Middle	Ruckel
High	NICEVILLE

Additional Information

Zoning	Residential Single Family
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HOA Fees 300.00
HOA Fees Freq. Quarterly

Listing Details

Listing Office Coldwell Banker Realty

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