\$1,449,000 - 90 Greenway Park Avenue, SANTA ROSA BEAG

MLS® #946326

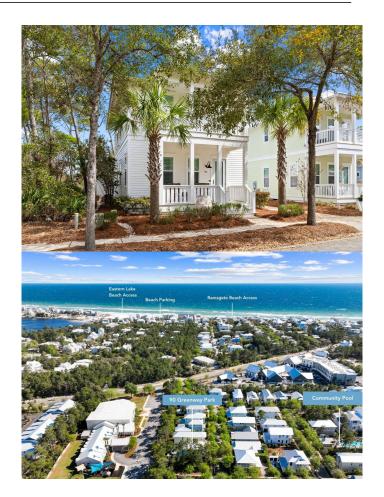
\$1,449,000

4 Bedroom, 4.00 Bathroom, 2,000 sqft Detached Single Family on 0.08 Acres

GREENWAY PARK, SANTA ROSA BEACH, FL

Tucked behind the private gated entrance of Greenway Park, this Evan Hammet design executed by the renowned team at Alan Paul Construction offers a professionally curated design, stunning finishes, and meticulously planned living space. Upon initial approach, the first floor is flooded with natural light showcasing the soaring 10' ceilings flanked with stunning hardwoods and a coastal chic color palette. A gourmet kitchen boasts custom cabinetry flanked with quartz countertops, and a luxury appliance package including a gas range and center island with integrated seating. Synonymous with relaxation, the first-floor primary suite is adorned with custom Seagrass wallpaper and shiplap walls and overlooks the beautiful views of the surrounding greenery creating a true sense of calmness and relaxation. The sumptuous ensuite offers a walk-in wet room. porcelain tile flooring, and dual vanities. A 2nd floor junior suite is accessorized with a private covered terrace and ensuite. A pair of 2 guest bedrooms and a bunk room complete the second level.

90 Greenway Park has been meticulously cared for and has never been rented.
Residents and Guests can access the beach through either one of the local regional accesses with parking at Eastern Lake,
Ramsgate, or One Seagrove Place only a 3 minute golf cart ride, 5 minute bike ride or a less than 10 minute walk away. This home is





also equipped with an extended driveway, beach shed and an outdoor shower. The sought-after amenity rich community of Greenway Park affords residents with private gated entrance, walking trails, a community pool and lounge area, and access to the Greenway Park, the "new town center" featuring Wild Olives, Canopy Road Breakfast Cafe, Turbo Coffee, Local Cantina, Pecan Jacks Jonah Allen Art Gallery, local boutiques and access to the State Forest. Impressive rental potential of \$90K/year coupled with the custom finishes and upgrades makes this home is a compelling opportunity for both investors and second or full-time residents alike. Inquire today to arrange a private viewing and start living the coastal lifestyle you deserve.

Built in 2014

Essential Information

MLS® # 946326

Price \$1,449,000

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 2,000

Acres 0.08

Year Built 2014

Type Detached Single Family

Sub-Type Detached Single Family

Style Beach House

Status Active

Community Information

Address 90 Greenway Park Avenue

Area 30A East

Subdivision GREENWAY PARK

City SANTA ROSA BEACH

County WALTON

State FL

Zip Code 32459

Amenities

Amenities Gated Community, Picnic Area, Pool, Short Term Rental - Allowed

Utilities Electric Available, Phone Available, Public Sewer Available, Public

Water Available, TV Cable Available

Has Pool Yes

Pool Community, Private

Interior

Interior Features Breakfast Bar, Ceiling Crwn Molding, Floor Tile, Furnished - None,

Hallway Bunk Beds, Kitchen Island, Lighting Recessed, Floor Hardwood,

Window Treatmnt Some

Appliances Dishwasher, Disposal, Dryer, Refrigerator W/Ice Maker, Washer

Heating A/C: Central Gas

Cooling Ceiling Fans, A/C: Central Gas

of Stories 2

Exterior

Exterior Foundation On Pilings, Frame, Roof Metal, Siding CmntFbrHrdBrd

Exterior Features Patio Covered, Porch Covered, Shower, Workshop

Lot Description Covenants, Restrictions, Within 1/2 Mile Of Water, Easements, Sidewalk

Windows Double Paned Windows, Storm Windows

Roof Foundation On Pilings, Roof Metal

Construction Frame

Foundation Foundation On Pilings

School Information

Elementary Bay

Middle EMERALD COAST High SOUTH WALTON

Additional Information

Zoning Residential Single Family

HOA Fees 750.00

HOA Fees Freq. Quarterly

Listing Details

Listing Office Corcoran Reverie SRB

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Listing information last updated on July 16th, 2024 at 3:30pm CDT