

# \$800,000 - Lot 15 Santa Clara St, SANTA ROSA BEACH

MLS® #946071

## \$800,000

Bedroom, Bathroom, 6,534 sqft  
Residential Land on 0.15 Acres

## GULF SHORE MANOR, SANTA ROSA BEACH, FL

Endless opportunities on this premium lot located less than 400 feet from the public Santa Clara Beach Access. Seller has already obtained the DEP Permits to mitigate and build on this lot, which can be transferred and exercised by the new Buyer, providing an excellent location for a personal home or a rental property. The Santa Clara Beach Access is newly renovated, features showers, restrooms and of course the famous white sand of the Emerald Coast. From Northwest Florida Beaches International Airport (ECP), you could be pulling in to your newly built home or rental property, and headed to the beach within 45 minutes. This will be the epitome of 30A living. In the heart of Seagrove Beach, a home on this lot will allow one to easily traverse East and West on 30A to explore the local dining and entertainment this great area has to offer. Seaside is one mile to the West, the Publix in WaterColor is approximately a mile and a half to the North, and in the other direction, Rosemary and Alys Beach are approximately 15 minutes to the East. This is a rare opportunity you do not want to miss out on!



## Essential Information

MLS® #	946071
Price	\$800,000
Square Footage	6,534

Acres	0.15
Type	Residential Land
Sub-Type	Residential Land
Status	Active

### **Community Information**

Address	Lot 15 Santa Clara St
Area	30A East
Subdivision	GULF SHORE MANOR
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

### **Amenities**

Utilities	Tap Fee Due
Features	Within 1/2 Mile Of Water, Wooded

### **Exterior**

Lot Description	Within 1/2 Mile Of Water, Wooded
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### **School Information**

Elementary	Dune Lakes
Middle	EMERALD COAST
High	SOUTH WALTON

### **Additional Information**

Zoning	Residential Single Family
HOA Fees	0.00

### **Listing Details**

Listing Office	Berkshire Hathaway HomeServices
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