

\$295,000 - 1000 Bay Drive 524, Niceville

MLS® #977604

\$295,000

2 Bedroom, 2.00 Bathroom, 1,422 sqft

Townhouse

ROYAL OAK VILLAS BLUEWATER BAY,
Niceville, FL

Secluded and beautifully updated, this charming 2-bedroom, 2-bath end-unit villa in Royal Oak Villas offers the perfect blend of comfort, style, and convenience—all on a single story with a detached 2-car garage. Nestled on a wooded corner lot, this home features serene views from every room and a thoughtfully designed courtyard entry with paver patio, ideal for relaxing or entertaining. Inside, enjoy solid surface flooring, silestone countertops with a tiled backsplash, stainless steel appliances, and modern lighting. The living room boasts vaulted ceilings and opens to a Florida room and second patio, creating an easy flow for entertaining. Additional highlights include walk-in closets in both bedrooms, indoor laundry, Hunter ceiling fans, and energy-efficient double-pane insulated windows and doors. Recent upgrades include a 2021 water heater, 2018 HVAC with programmable thermostat, and a partitioned, dehumidified garage space perfect for storage or a golf cart. The low-maintenance exterior is enhanced by mature magnolia and cedar trees, and landscaping is included in the HOA. Also covered by the HOA is trash pickup, pest control, street lights, and the exterior of the unit. Located just a short walk to the Bluewater Bay Marina, community pool, golf course, tennis and pickleball courts, and minutes from top-rated Niceville schools, Eglin AFB, Duke Field, and the white-sand beaches of Destin via the Mid-Bay Bridge. Don't miss



this rare opportunity to own in one of
Bluewater Bay's most desirable communities!

Built in 1984

Essential Information

MLS® #	977604
Sold Price	\$295,000
List Price	\$300,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,422
Year Built	1984
Type	Townhouse
Sub-Type	Townhouse
Style	Patio Home
Status	Sold

Community Information

Address	1000 Bay Drive 524
Area	13 - Niceville
Subdivision	ROYAL OAK VILLAS BLUEWATER BAY
City	Niceville
County	Okaloosa
State	FL
Zip Code	32578

Amenities

Amenities	Boat Launch, Dock, Fishing, Golf, Marina, Playground, Pool, Tennis, Pickle Ball
Utilities	Electric, Phone, Public Sewer, Public Water, TV Cable, Underground
Parking	Garage Door Opener, Garage Detached, See Remarks
# of Garages	2

Interior

Interior Features	Vaulted Ceiling(s), Track Lighting, Pantry, Pull Down Stairs, Washer/Dryer Hookup
Appliances	Dishwasher, Disposal, Microwave, Electric Water Heater

Heating	Central
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Sprinkler System
Lot Description	Corner Lot, Covenants, Level, Restrictions, Within 1/2 Mile to Water, Wooded
Windows	Double Pane Windows
Roof	Composite Shngl
Construction	Roof Pitched, Stucco, Trim Wood
Foundation	Slab

School Information

Elementary	Bluewater
Middle	Ruckel
High	Niceville

Additional Information

Days on Website	472
Zoning	Resid Single Family
HOA Fees	323
HOA Fees Freq.	Monthly

Listing Details

Listing Office	EXP Realty LLC
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