

\$1,816,000 - 164 N Brookwood Drive, Santa Rosa Beach

MLS® #989541

\$1,816,000

5 Bedroom, 4.00 Bathroom, 3,906 sqft

Detached Single Family on 0.60 Acres

WOODS THE, Santa Rosa Beach, FL

Welcome to The Woods, a serene bayfront community in coveted Point Washington! Situated on over half an acre, this custom-built estate offers the perfect blend of privacy, luxury, and functionality. With 5 bedrooms, 3.5 bathrooms, a 2-car garage, and over 3,900 square feet of heated and cooled living space, this home is ideal for a large or growing family. Step inside to an inviting open-concept layout featuring scraped bamboo flooring throughout. The kitchen is a true showstopper – complete with a large center island, additional serving counter, gas range, abundant cabinetry, and a generous walk-in pantry. The split floor plan ensures privacy for everyone, with a true master suite located on one side of the home and guest bedrooms on the other. Continued... One bedroom off the main living area also offers flexibility as a media room or private office. The primary suite is a tranquil retreat, overlooking the backyard, pool, and cabana. The luxurious ensuite bath includes a stand-alone soaking tub, separate tiled shower, dual vanities, and ample storage. Two walk-in closets and a cozy sitting area complete this stunning owner's wing. Step outside to your private oasis; a heated in ground pool with attached cabana and wood-burning fireplace, all surrounded by freshly landscaped grounds. A removable safety fence is also available for added peace of mind around the pool. Recent upgrades include a freshly painted exterior (2025), new gutters, new porch steps and trim, and spray



foam insulation beneath the home for enhanced energy efficiency. Experience the perfect balance of comfort, craftsmanship, and coastal living in one of Point Washington's most desirable communities The Woods.

Built in 2015

Essential Information

MLS® #	989541
Sold Price	\$1,816,000
List Price	\$1,995,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,906
Acres	0.60
Year Built	2015
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Ranch
Status	Sold

Community Information

Address	164 N Brookwood Drive
Area	19 - Point Washington
Subdivision	WOODS THE
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Amenities	Dock, Fishing, Pets Allowed
Utilities	Electric, Gas - Natural, Public Sewer, Public Water, Underground
Parking	Garage Door Opener, Garage
# of Garages	2

Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Breakfast Bar, Bookcases, Crown Molding, Vaulted Ceiling(s), Fireplace, Kitchen Island, Recessed Lighting, Newly Painted, Pantry, Split Bedroom, Washer/Dryer Hookup
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range Hood, Washer, Gas Water Heater, Tankless Water Heater
Heating	Central, Gas - Natural
Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
Fireplaces	EPA Qualified Fireplace, Fireplace Gas
# of Stories	1

Exterior

Exterior Features	Private Yard, Hot Tub, Sprinkler System, Rain Gutters
Lot Description	Covenants, Restrictions, Within 1/2 Mile to Water
Windows	Window Treatments
Roof	Metal
Construction	Foundation Off Grade, Frame, Roof Pitched, Siding CmntFbrHrdBrd
Foundation	Foundation On Piling

School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	304
Zoning	Resid Single Family
HOA Fees	310.35
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Watersound Real Estate
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