

\$2,750,000 - 168 W Bermuda Drive, Santa Rosa Beach

MLS® #991443

\$2,750,000

3 Bedroom, 3.00 Bathroom, 2,878 sqft

Detached Single Family

RETREAT THE, Santa Rosa Beach, FL

Positioned on the west side of The Retreat, 168 West Bermuda Drive offers one of the most compelling entry opportunities within this coveted, non-rental community. Built in 2004 and held by its original owner, the 2,878-square-foot residence includes three bedrooms and two-and-a-half baths, delivering immediate livability with meaningful future potential rarely found at this price point within The Retreat.

The home features a functional single-level layout with two guest bedrooms, a shared bath, a spacious living area, and a private rear primary suite with a walk-in closet and additional storage. A flex room off the kitchen, with direct garage access, serves seamlessly as an office, studio, or task space. An unfinished lower level presents the opportunity to expand with additional living, guest, or entertainment space. Alternatively, the existing layout aligns perfectly with growing demand for true one-level living.

Located in Blue Mountain Beach, The Retreat spans 90 acres with just 87 homesites, offering unmatched privacy, conservation areas, and approximately 1,000 feet of private Gulf-front beach. Owners enjoy a newly refreshed private beach club, private white-sand beaches, and ongoing dune restoration efforts.

Offering long-term upside, multiple paths for enhancement, and access to unparalleled



amenities, this home stands as one of the most compelling ownership opportunities within The Retreat.

Built in 2004

Essential Information

MLS® #	991443
Sold Price	\$2,750,000
List Price	\$2,750,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,878
Year Built	2004
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Villa
Status	Sold

Community Information

Address	168 W Bermuda Drive
Area	17 - 30A West
Subdivision	RETREAT THE
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Electric
-----------	----------

Interior

Interior Features	Fireplace, Pantry
Appliances	Dishwasher, Microwave, Refrigerator
Cooling	Central Air
Has Basement	Yes
Basement	Unfinished

of Stories 1

School Information

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	270
Zoning	Resid Single Family
HOA Fees	6500
HOA Fees Freq.	Annually

Listing Details

Listing Office	Scenic Sotheby's International Realty
----------------	---------------------------------------

DISCLAIMER: Information Deemed Reliable but not guaranteed. The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. All listings are provided courtesy of the Emerald Coast Association of Realtors, Copyright 2026, All rights reserved.

Listing information last updated on September 13th, 2026 at 7:07am CDT