

\$1,650,000 - 169 Sandchase Circle, Inlet Beach

MLS® #987824

\$1,650,000

5 Bedroom, 4.00 Bathroom, 3,732 sqft

Detached Single Family on 0.21 Acres

WATERSOUND ORIGINS, Inlet Beach, FL

Welcome to 169 Sandchase Circle, an exceptional 5-bedroom, 4-bath home offering 3,732 square feet of thoughtfully designed living space in the highly sought-after PATHWAYS Phase of Watersound Origins. Perfectly positioned on a quiet CORNER lot across from a beautifully landscaped community park, this home enjoys serene views of the homeowners' pool, neighborhood pond, and Preserve beyond—creating a tranquil coastal setting.

From the moment you arrive, the welcoming front porch invites you to relax and take in the sunset views across the green park framed by tall pines. Step inside to a bright and open interior enhanced by upgraded shiplap detailing and an abundance of built-in STORAGE throughout—ideal for the buyer who values organization and space.

The primary suite is conveniently located on the first floor and features wood blinds with pull-down blackout shades, an en suite bath with dual vanities, abundant built-in cabinetry and drawers, and an expansive walk-in closet with wood shelving and cubbies larger than most homes in Origins. A second bedroom on the main level offers its own walk-in closet and a pocket door to a full hall bath, perfect for guests or multi-generational living.

The chef's kitchen shines with quartz countertops, Bosch stainless appliances (gas available if preferred), a Sharp microwave drawer, a built-in coffee bar, and 2 walk-up pantries. The adjacent dining area is tucked



just enough to feel distinct while maintaining the home's open flow to the spacious living room featuring a dry bar for entertaining.

A highlight of the home is the newly enclosed, fully insulated, heated, and cooled porch with floor-to-ceiling windows (one operable) and sliders leading to the serene backyard.

Upstairs, a front loft provides a flexible space ideal for a sitting area, playroom, or home office, complemented by two bedrooms, a full bath, and custom wall shelving. A standout feature is the private 5th BEDROOM SUITE, a 600-square-foot addition above the garage with its own living area and custom built-ins, ideal for guests, teens, or an in-law suite.

The outdoor living is exceptional with an oversized heated saltwater pool and spa, surrounded by pavers, lounge space, and a stubbed gas line for a future grill or summer kitchen. The fenced yard includes grass space for pets or play.

Additional features include:

- * Three HVAC units
- * Medallion wood flooring
- * Coastal Protection Security System with full exterior cameras
- * Laundry room with sink, cabinetry, and washer/dryer included
- * Epoxy-coated garage floor and extra-wide 2-car garage with storage closet and golf cart space
- * Extra-long driveway accommodating up to four vehicles

This home is VACANT, ready for immediate move-in and PRICED TO SELL, offering an unbeatable combination of location, functionality, and coastal charm in one of the most desirable neighborhoods along 30A. \$7K Painting Allowance for interior (pictures depict new color)

Built in 2019

Essential Information

MLS® #	987824
Sold Price	\$1,650,000
List Price	\$1,699,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	3,732
Acres	0.21
Year Built	2019
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Sold

Community Information

Address	169 Sandchase Circle
Area	18 - 30A East
Subdivision	WATERSOUND ORIGINS
City	Inlet Beach
County	Walton
State	FL
Zip Code	32461

Amenities

Utilities	Electric, Gas - Natural, Public Sewer, Public Water
Parking	Garage Door Opener, Oversized, Garage
# of Garages	2
View	Pond
Has Pool	Yes
Pool	Heated, In Ground

Interior

Interior Features	Bookcases, Crown Molding, In-Law Floorplan, Kitchen Island, Recessed Lighting, Pantry, Shelving, Walls Paneled, Walls Wainscoting, Washer/Dryer Hookup, Woodwork Painted
Appliances	Disposal, Dryer, Microwave, Range Hood, Refrigerator, Washer, Gas Water Heater
Heating	Natural Gas, Heat High Efficiency, Gas - Natural
Cooling	Central Air, Ceiling Fan(s)

of Stories 2

Exterior

Exterior Features Private Yard, Hot Tub, Sprinkler System, Separate Living Area
Lot Description Corner Lot, Covenants, Easements, Restrictions, See Remarks,
Sidewalk, Within 1/2 Mile to Water
Windows Window Treatments
Roof Composite Shngl
Construction Trim Wood, Siding CmntFbrHrdBrd

School Information

Elementary Dune Lakes
Middle Emerald Coast
High South Walton

Additional Information

Days on Website 331
Zoning County, Resid Single Family

Listing Details

Listing Office Watersound Real Estate

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