

\$1,425,000 - 18 Heidi Heights Drive, Santa Rosa Beach

MLS® #987164

\$1,425,000

4 Bedroom, 5.00 Bathroom, 2,888 sqft

Detached Single Family on 0.17 Acres

The Village at Blue Mountain, Santa Rosa Beach, FL

Welcome to 18 Heidi Heights Drive, a custom-built home in a gated community just a short walk from the beach. Every inch of this property reflects thoughtful design and timeless craftsmanship, with upscale finishes and upgrades in every room.

From the 10-foot ceilings and crown molding throughout to the curated mix of accent walls featuring shiplap, wallpaper, and reclaimed Old Chicago brick, the attention to detail is obvious. Both the front and back porches are finished in the same reclaimed brick, creating a warm, welcoming first impression and a lasting sense of quality.

The open-concept kitchen, dining, and living areas create an inviting space perfect for gathering and entertaining. The dining area features a striking brick accent wall with a sliding barn door, adding both character and functionality by creating privacy from the entry. The kitchen is a true showpiece, complete with a coffered ceiling, an oversized 11x4 island with built-in storage, cabinetry with pull-out shelves, an appliance lift, and under-cabinet lighting. The living area includes built-in bookshelves and offers a seamless flow that feels both spacious and comfortable.

With four spacious bedrooms, each featuring its own private en suite and custom closet, this home offers both comfort and functionality.



There's also a versatile bonus room with cubbies and a separate room off the garage with built-in desks and shelving, perfect for a home office, study area, or craft room.

Designed with full-time living in mind, this property provides abundant storage options, including an oversized single-car garage, parking for up to seven vehicles, and a fenced backyard. An additional storage area beneath the back porch is ideal for kayaks, paddleboards, or beach gear.

The Village at Blue Mountain is a gated neighborhood that offers resort-style amenities just steps from your front door. Enjoy a large community pool, a fully equipped fitness center with machines and free weights, shuffleboard, a putting green, and bocce ball courts. At the neighborhood entrance, you'll find a variety of local dining options, including Mimmo's Italian restaurant, an ice cream shoppe, a coffee bar, and a Thai restaurant. More beloved spots like Red Fish Taco with live music, McTighe's Irish Pub, and Cowgirl Kitchen add to the vibrant local scene, all within easy walking distance. Best of all, this home includes deeded beach access less than half a mile away. Additionally, The Village at Blue Mountain Beach has access to both Highway 30A and 83, making it easy to explore everything the Emerald Coast has to offer.

This home is truly one to see to appreciate. Every detail has been carefully selected to create a space that's both beautiful and livable, just minutes from the sugar-white sands of the Gulf.

Built in 2021

Essential Information

MLS® # 987164

Sold Price	\$1,425,000
List Price	\$1,475,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,888
Acres	0.17
Year Built	2021
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Craftsman
Status	Sold

Community Information

Address	18 Heidi Heights Drive
Area	17 - 30A West
Subdivision	The Village at Blue Mountain
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Amenities	Deed Access, Exercise Room, Gated Community, Pool, Short Term Rental - Allowed
Utilities	Gas - Propane, Public Sewer, Public Water
Parking	Oversized, Garage
# of Garages	1

Interior

Interior Features	Bookcases, Crown Molding, Tray Ceiling(s), Kitchen Island, Recessed Lighting, Pull Down Stairs, Shelving, Wallpaper, Walls Paneled, Washer/Dryer Hookup, Woodwork Painted
Appliances	Tankless Water Heater
Heating	Central
Cooling	Central Air
# of Stories	2

Exterior

Exterior Features	Private Yard, Outdoor Shower, Sprinkler System
Lot Description	Corner Lot, Within 1/2 Mile to Water
Windows	Window Treatments
Roof	Metal
Construction	Brick, Siding CmntFbrHrdBrd
Foundation	Slab

School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	340
Zoning	Resid Single Family
HOA Fees	613
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Christies International Real Estate Emerald Coast
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