

\$900,000 - 1960 S Co Highway 83, Santa Rosa Beach

MLS® #971267

\$900,000

4 Bedroom, 4.00 Bathroom, 2,336 sqft

Detached Single Family on 0.50 Acres

ROLLING DUNES ESTATES UNIT 2, Santa Rosa Beach, FL

2 minutes - 0.3 miles to Blue Mountain Public Beach Access! Location, Location, Location! This fully furnished, rental ready 4-bedroom, 3.5-bathroom home, includes a full mother-in-law suite on the upper level and is located in the heart of 30a's charming coastal community. This versatile property offers a unique opportunity for various living arrangements, including three separate rentals, two rentals, or a primary residence with an additional rental studio unit upstairs. Perfect for investors seeking rental income or families desiring a primary residence with added rental potential, this property is a rare find. The entire property has been recently painted both inside and out, ensuring a fresh beachy feel and inviting appearance. The main home features a fully-equipped kitchen with granite countertops and a breakfast bar perfect for entertaining. The large master bedroom boasts a shiplap accent wall and a private ensuite with a corner whirlpool tub and double vanities. The main living area includes a sliding barn door that separates it from a second lockout section, which comprises two bedrooms, a Jack-and-Jill bathroom, and a cozy sitting area with a two-seater dining table.

The second-floor guest quarters are self-contained with a private entrance, offering a living room, separate bedroom, kitchenette area, and a bathroom with a stand-up shower and single vanity. The property also provides



plenty of storage with numerous closets throughout (check out the virtual tour to view) and two additional storage closets outside. Ample parking is available with a double carport and additional spaces for guests. The private back patio features a covered gazebo with outdoor furniture.

Blue Mountain Beach, named for its blue lupine flowers and South Walton's highest elevation at 65 feet, offers a perfect blend of natural beauty and relaxation. Enjoy a bike ride from Big Daddy's Bike Shop to the art gallery of Justin Gaffrey. Cool down with handmade ice cream at Blue Mountain Creamery, savor fresh Gulf seafood and live music at Red Fish Taco in Redfish Village. This charming coastal community is a true gem for those seeking both adventure and tranquility. Don't miss out on this incredible opportunity to own a fully furnished, multi-use property in a prime location!

Built in 1990

Essential Information

MLS® #	971267
Sold Price	\$900,000
List Price	\$975,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,336
Acres	0.50
Year Built	1990
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Sold

Community Information

Address	1960 S Co Highway 83
Area	17 - 30A West
Subdivision	ROLLING DUNES ESTATES UNIT 2
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Amenities	Short Term Rental - Allowed
Utilities	Electric, Public Sewer, Public Water, TV Cable
Parking	Detached Carport, Guest, Oversized

Interior

Interior Features	Breakfast Bar, In-Law Floorplan, Kitchen Island, Recessed Lighting, Lock Out, Newly Painted, Owner's Closet, Pantry
Appliances	Dishwasher, Disposal, Dryer, Microwave, Refrigerator, Washer, Electric Water Heater
Heating	Central
Cooling	Central Air
# of Stories	2

Exterior

Exterior Features	Outdoor Grill, Columns, Pavillion/Gazebo, Separate Bldg Rent, Separate Living Area
Lot Description	Cul-De-Sac
Windows	Window Treatments
Roof	Metal
Construction	Siding Vinyl, Trim Wood

School Information

Elementary	Van R Butler
Middle	Seaside
High	South Walton

Additional Information

Days on Website	548
Zoning	Resid Single Family

Listing Details

Listing Office

Keller Williams Realty Destin

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