

\$824,900 - 199 Edge Avenue, Valparaiso

MLS® #1005189

\$824,900

5 Bedroom, 4.00 Bathroom, 3,140 sqft

Detached Single Family on 0.35 Acres

VALPARAISO PLAT 01, Valparaiso, FL

Welcome to Southern Charm! This 5 bedroom, 4 bath home has all the bells and whistles. It checks all the boxes with all the custom features throughout, which were added for comfort and entertaining. Added plus, the seller pays \$15,000.00 towards buyers closing cost. Premium finishes, large windows and doors to maximize the natural light. Beautifully stained tongue-and-groove ceilings enhance the covered front and back porches, adding warmth, character, and timeless Southern charm. The large entryway leads into the great room and well-appointed chef's kitchen, featuring quartz counters, 9-ft center island, solid custom wood cabinets with soft-close drawers, gas range with 6 burners, pull-out drawers in the lower cabinets, coffee bar, wine refrigerator, walk in pantry and GE Cafe Appliances. This home is welcoming and perfect for entertaining guests or coming together for family gatherings. Premium LVP floors in the main areas and 30-inch tile in the bathrooms bring warmth and sophistication. You'll appreciate the custom shutters on all the windows and custom blinds on all the glass doors, along with the peace of mind provided with a whole house Generac generator. French doors open from the family room to a 10'x44' covered back porch, creating an ideal setting for watching ball games, cookouts, or just enjoying a cup of coffee or glass of wine. The exterior wall has been plumbed for a gas grill, grilling made easy! The master suite, perfectly located on the backside of the home



has an ensuite bathroom and massive closet. The master bathroom has an enormous shower with duel shower heads, double vanity and potty closet. The other bedrooms are generous in size with walk-in closets, recessed lighting and ceiling fans. Two of the three bedrooms have ensuite bathrooms with zero entry showers. The office was designed for any work set up with French doors and large window for the "perfect" zoom lighting. Additional upgrades include: Anderson doors and windows, solid wood cabinetry, glass office doors, Navian tankless water heater with recirculation, no HOA, 10 ft ceilings, and 12 ft in the garage. (Garage is tall enough to install car lift). Enjoy amble parking spaces and area for your boat or jet skis. Lincoln Park is only one block over and has a boat ramp, beach area, several picnic areas, large swing set area for babies or children and Super gym set. This home is a quick commute to Eglin AFB, 7th Special Forces, VPS Airport, Destin beaches, and countless activities to enjoy the coastal, laid-back lifestyle of the Emerald Coast. Buyer to verify all dimensions and information important to them.

Built in 2024

Essential Information

MLS® #	1005189
Sold Price	\$824,900
List Price	\$824,900
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	3,140
Acres	0.35
Year Built	2024
Type	Detached Single Family
Sub-Type	Detached Single Family

Style	Contemporary
Status	Sold

Community Information

Address	199 Edge Avenue
Area	13 - Niceville
Subdivision	VALPARAISO PLAT 01
City	Valparaiso
County	Okaloosa
State	FL
Zip Code	32580

Amenities

Utilities	Electric, Gas - Natural, Phone, Public Sewer, TV Cable
Parking	Garage Door Opener, Oversized, Garage, See Remarks
# of Garages	3

Interior

Interior Features	Vaulted Ceiling(s), Kitchen Island, Recessed Lighting, Pantry, Pull Down Stairs, Shelving, Split Bedroom, Washer/Dryer Hookup, Woodwork Painted
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range Hood, Washer, Gas Water Heater, Tankless Water Heater
Heating	Central, Gas - Natural
Cooling	Central Air, Ceiling Fan(s)
# of Stories	1

Exterior

Exterior Features	Private Yard, Sprinkler System, Rain Gutters
Lot Description	Cleared, Within 1/2 Mile to Water
Windows	Window Treatments
Roof	Shingle
Construction	Concrete, Frame, Brick, Siding Brick Front, Trim Wood, Siding CmntFbrHrdBrd
Foundation	Slab

School Information

Elementary	Edge
Middle	Lewis
High	Niceville

Additional Information

Days on Website 95
Zoning City, Resid Single Family

Listing Details

Listing Office LPT Realty LLC

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