

\$312,500 - 207 Green Drive, Mary Esther

MLS® #984200

\$312,500

3 Bedroom, 2.00 Bathroom, 1,285 sqft

Detached Single Family on 0.16 Acres

SHANGRILA, Mary Esther, FL

Beautiful One-Owner Brick & Vinyl Home with Modern Upgrades and Whole-House Generator! This impeccably maintained home is move-in ready and ideally located near beaches, military bases, and shopping. With an acceptable offer, sellers will include a brand-new roof (the current roof is original and in great condition). Inside, you'll find elegant Spanish lace ceilings (no popcorn!) and low-maintenance tile flooring throughout the main living areas, kitchen, hallway, and baths, with cozy carpet in the bedrooms. The open living and dining area is perfect for entertaining and features an elegant tray ceiling. The kitchen showcases cherry wood cabinetry, granite countertops, stainless steel appliances, and a natural gas stove! The spacious master suite features a beautifully updated bath with a double-sink vanity, modern fixtures and mirrors, luxury vinyl plank flooring, and a tub/shower combination with glass doors. A large, well-lit linen closet adds extra storage convenience. Guest bedrooms are comfortably sized, and the guest bath includes an oversized vanity and tile flooring. Step outside to a private backyard oasis designed for enjoying Florida living! It's fully fenced and includes a screened porch, extended patio, storage shed, water softener system, natural gas grill, and wired landscape lighting. Energy efficiency abounds with a 24-SEER Rheem HVAC system (new in 2022) and a tankless Rinnai gas water heater (new in 2013.) Added peace of mind comes with a Sentricon termite



bond (Bryan Pest Control) and a whole-house Generac gas generator. The home also offers a two-car garage, lightweight "Fabric Shield" hurricane shutters, three Ring cameras, a Ring doorbell, a gas stove and gas dryer (convertible to electric), and three unused 220-volt breakers in the garage panel that could be used for an electric vehicle charger or tank water heater. Sellers prefer a November closing and may request a brief one-to-two-week post-occupancy. Call today to schedule your private showing of this beautiful, upgraded home!

Built in 2008

Essential Information

MLS® #	984200
Sold Price	\$312,500
List Price	\$312,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,285
Acres	0.16
Year Built	2008
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Ranch
Status	Sold

Community Information

Address	207 Green Drive
Area	12 - Fort Walton Beach
Subdivision	SHANGRILA
City	Mary Esther
County	Okaloosa
State	FL
Zip Code	32569

Amenities

Utilities	Electric, Gas - Natural, Public Sewer, Public Water, TV Cable
Parking	Garage Door Opener, Oversized, Garage
# of Garages	2

Interior

Interior Features	Tray Ceiling(s), Split Bedroom, Washer/Dryer Hookup, Woodwork Painted
Appliances	Dishwasher, Dryer, Microwave, Gas Water Heater, Tankless Water Heater
Heating	Heat Pump, Gas - Natural
Cooling	Ceiling Fan(s)
# of Stories	1

Exterior

Exterior Features	Private Yard, Hurricane Shutters, Lawn Pump, Sprinkler System, Yard Building
Lot Description	Cul-De-Sac, Interior Lot, Level
Windows	Double Pane Windows
Roof	Shingle
Construction	Frame, Brick, Siding Brick Front, Siding Brick Some, Siding Vinyl, Trim Vinyl
Foundation	Slab

School Information

Elementary	Florosa
Middle	Bruner
High	Fort Walton Beach

Additional Information

Days on Website	383
Zoning	Resid Single Family

Listing Details

Listing Office	Eglin Realty Inc
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Listing information last updated on September 14th, 2026 at 6:37am CDT