

\$3,750,000 - 22 Junop Court, Santa Rosa Beach

MLS® #938208

\$3,750,000

4 Bedroom, 6.00 Bathroom, 5,042 sqft

Detached Single Family

CHURCHILL OAKS, Santa Rosa Beach, FL

Back on the market with price improvement! Attention boaters! This bay-view home comes with the opportunity to acquire a 50' deep-water boat slip! This stately home within the waterfront community of Churchill Oaks is sure to impress with 4 bedrooms, 5 and a half baths, 2-car garage, attached pool house, and plenty of outdoor living space including private pool, covered porches, veranda, summer kitchen, gas fire pit, and more! The open concept design, both outside and inside the home, is perfect for entertaining friends and family. The large chef's kitchen overlooking the veranda and pool, includes a butler's pantry and unique finishes such as a waterfall Labradorite island and countertops, custom full overlay shaker-style cabinets, and...
...Wolf/Sub-Zero appliances. A 1-year builder's warranty is included. Other notable features include a walk-in wine cellar, whole-home upgraded electronics including Control4 smart-home integration, custom lighting throughout, elevator, slate roof, copper gutters and trim, and many more high-end finishes. Upstairs, the luxurious main bedroom provides a peek of Choctawhatchee Bay, and includes a sitting room with fireplace, and a large walk-in closet with dressing area. Home is also offered with a one year builder's warranty from Grand Bay Construction. For boating enthusiasts, a 50' deep-water slip in Churchill Oaks marina is available with this home at additional cost.



Tucked away amongst native vegetation and the calm waters of Hogtown Bayou, Churchill Oaks offers a lifestyle of elegance and appreciation of nature. Once inside the stately gated entrance, magnificent coastal homes accentuate southern architecture under a canopy of old oak trees. The 40-acre community is comprised of 87 homesites and some of the best amenities in South Walton. The latest amenity to the community is a deep-water, private marina. The marina project includes 36 private boat slips, paddle board storage decks, a fish cleaning station, shoreline stabilization + more! The Churchill Oaks Clubhouse is an outstanding 8,000 square foot amenity situated on a point on the Bay with stunning views. Three pools, exercise room, outdoor bar, fully equipped media room, commercial grade kitchen, bath and locker rooms, and large gathering spaces are all found at the Clubhouse for owners and their guests to enjoy. * Please verify with listing agent the total New Buyer fees due at closing.

Built in 2022

Essential Information

MLS® #	938208
Sold Price	\$3,750,000
List Price	\$3,999,000
Bedrooms	4
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	5,042
Year Built	2022
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Contemporary
Status	Sold

Community Information

Address	22 Junop Court
Area	16 - North Santa Rosa Beach
Subdivision	CHURCHILL OAKS
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Amenities	BBQ Pit/Grill, Community Room, Dock, Exercise Room, Fishing, Gated Community, Marina, Pavillion/Gazebo, Picnic Area, Playground, Pool, TV Cable, Waterfront, Pets Allowed
Utilities	Electric, Gas - Natural, Public Sewer, Public Water, TV Cable, Tap Fee Paid
# of Garages	2
View	Bay
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Crown Molding, Vaulted Ceiling(s), Kitchen Island, Washer/Dryer Hookup, Wet Bar
Appliances	Dishwasher, Microwave, Refrigerator, Tankless Water Heater
Heating	Central, Heat High Efficiency, Gas - Natural
Cooling	Central Air
# of Stories	2

Exterior

Exterior Features	Outdoor Kitchen
Lot Description	Corner Lot, Within 1/2 Mile to Water
Roof	Slate
Construction	Brick, Siding CmntFbrHrdBrd

School Information

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	1029
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Zoning	Resid Single Family
HOA Fees	1425
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Compass
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