

\$4,937,000 - 259 Sand Cliffs Drive, Inlet Beach

MLS® #914964

\$4,937,000

4 Bedroom, 4.00 Bathroom, 3,005 sqft
Detached Single Family on 0.17 Acres

SAND CLIFFS, Inlet Beach, FL

This fabulous home truly does check all the boxes. Located one tier off the Gulf in the gated, non-rental neighborhood of Sand Cliffs, the home offers breathtaking forever views of the gulf as well as convenient beach access to over 1,200 feet of pristine, quiet beach. Designed by architect Geoff Chick, the floorplan boasts spacious rooms and oversized outdoor living. No detail was spared in the professionally appointed decor with new high-end furnishings, rugs, original art and custom window treatments. This exquisite home is offered fully furnished and move in ready. Walk or bike to Alys, Rosemary, Kaiya and Camp Creek Club for all the activities and dining you enjoy but return home to a private secluded oasis and feel miles away from the action. The ultra-private backyard features a heated pool/spa, screened porch, outdoor shower and enough space for that July 4th barbeque.

The entrance loggia creates a sense of calm with its water feature and establishes privacy to the home. The generous foyer presents a spacious feel that continues throughout. Three ensuite bedrooms with king sized beds are located downstairs.

The second-floor chef's kitchen offers Blum Legra box drawer cabinetry, Sub Zero and Wolf appliances, an oversized island, walk in pantry and quartzite countertops. The open kitchen, dining and family room flow to the



second-floor porch with stunning gulf views and breezes. From here head to the third-floor viewing deck for sunset views that will render you lazy.

Tucked away on the second level also discover the primary suite with all the bells and whistles. The bath offers a separate soaking tub and shower, marble finishes and double vanity. The generous cabinetry in the primary closet is designed for full time living and conveniently connects to the laundry space.

Additionally, two oversized climate-controlled garages offer epoxy granite flooring, additional fridge and freezer, and tons of storage for any beach board or toy you desire. A whole home generator and irrigation system keep things running smoothly. This home has been impeccably maintained.

Built in 2017

Essential Information

MLS® #	914964
Sold Price	\$4,937,000
List Price	\$5,097,500
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,005
Acres	0.17
Year Built	2017
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Contemporary
Status	Sold

Community Information

Address	259 Sand Cliffs Drive
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Area	18 - 30A East
Subdivision	SAND CLIFFS
City	Inlet Beach
County	Walton
State	FL
Zip Code	32461

Amenities

Amenities	Beach, Gated Community, No Rental, Pool
Utilities	Gas - Natural
Parking Spaces	2
Parking	Garage, Oversized
# of Garages	2
Has Pool	Yes
Pool	Private

Interior

Cooling	AC - 2 or More
# of Stories	2

Exterior

Lot Description	Dead End, Within 1/2 Mile to Water
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School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	483
Zoning	Resid Single Family
HOA Fees	845.00
HOA Fees Freq.	Annually

Listing Details

Listing Office	Inlet Beach Real Estate
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