

\$1,385,000 - 286 Tradewinds Drive, Santa Rosa Beach

MLS® #978602

\$1,385,000

3 Bedroom, 3.00 Bathroom, 2,465 sqft

Detached Single Family

SEA DUNES, Santa Rosa Beach, FL

Immaculate, one-story custom fully furnished home in the desirable neighborhood of rental restricted Sea Dunes off of 30A. Perfect as a primary residence or second home with an excellent location nestled among the trees on a cul de sac and close to the beach. Inviting open concept floor plan, perfect for family and entertaining with cook's kitchen, living and dining areas as well as an adjoining screened lanai and patio. Tastefully appointed with magnificently 12 ft. raised ceiling and beams, recessed lighting, 2 x 6 framing, large impact windows, open cell spray foam under the roof and on all exterior walls, screened patio, hot tub and glass sliders offering abundant natural light, LVP floors, plantation shutters, gleaming quartz counters in kitchen and baths, oversized kitchen island and pantry, upgraded lighting and ceiling fans.

Generously sized bedrooms include ensuite master suite with a large walk-in closet and adjoining access to the screened porch, a perfect spot for morning coffee or relaxing with a good book next to your outdoor fireplace. Luxurious master bath features quartz topped double vanity, walk-in shower and private water closet. Additional features include one story living, two car garage and large driveway, hot tub, convenient outdoor shower, gas line for outdoor grill, large attic cooled space and electrical in place for a generator. This home has Ecobee Smart Thermostats and Sensors, making it easy to control and monitor your home via your phone. A must see



for the discriminating buyer!

Located on the West end of the Scenic 30A corridor, this location is undeniably most convenient to South Walton County's favored commercial conveniences, shopping & restaurant districts, such as Grand Boulevard, Sacred Heart Hospital, and a phenomenal state park known as Topsail State Park, which offers guests 1,600 acres of indigenous forest, 3-miles of native, protected beach, and hiking & biking trails.

Please inquire for further details and to schedule a private showing.

Built in 2020

Essential Information

MLS® #	978602
Sold Price	\$1,385,000
List Price	\$1,400,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,465
Year Built	2020
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Sold

Community Information

Address	286 Tradewinds Drive
Area	17 - 30A West
Subdivision	SEA DUNES
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Amenities	Short Term Rental - Not Allowed, Pavillion/Gazebo, Pets Allowed
Utilities	Electric, Gas - Natural, Public Sewer, Public Water, TV Cable
Parking	Garage Door Opener, Garage, See Remarks
# of Garages	2

Interior

Interior Features	Breakfast Bar, Beamed Ceilings, Crown Molding, Fireplace, Pantry, Shelving, Washer/Dryer Hookup
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range Hood, Refrigerator, Washer, Gas Water Heater, Tankless Water Heater
Heating	Central, Gas - Natural
Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
Fireplaces	EPA Qualified Fireplace, Fireplace Gas
# of Stories	1

Exterior

Exterior Features	Hot Tub, Lawn Pump, Outdoor Shower, Sprinkler System, Rain Gutters
Lot Description	Cul-De-Sac, Within 1/2 Mile to Water
Windows	Plantation Shutters, Window Treatments
Roof	Metal
Construction	Siding CmntFbrHrdBrd
Foundation	Slab

School Information

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	458
Zoning	Resid Single Family
HOA Fees	650
HOA Fees Freq.	Annually

Listing Details

Listing Office	Keller Williams Realty SRB
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