

\$680,000 - 299 Village Boulevard, Santa Rosa Beach

MLS® #993736

\$680,000

3 Bedroom, 3.00 Bathroom, 1,534 sqft

Detached Single Family

VILLAGE AT BLUE MOUNTAIN BEACH,
Santa Rosa Beach, FL

Positioned as one of the more accessible home buying opportunities along Scenic Highway 30A, this move-in-ready home offers a rare chance to own on 30A at a price point below recent comparable sales. Located in the gated, short-term rental-friendly Village at Blue Mountain Beach, the home sits approximately four blocks from the beach with easy walking and biking access to dining, shops, and everyday conveniences. Beach access is a short walk or bike ride, offering a more approachable price without sacrificing proximity. Short-term rentals are allowed, giving owners the flexibility to enjoy the home personally, generate rental income, or both. Located in the gated, short-term rental-friendly Village at Blue Mountain Beach, this home offers a practical and easy-to-enjoy setting along Scenic Highway 30A. The neighborhood is well regarded for its accessibility, manageable traffic flow, and ease of parking features buyers consistently value in this area.

The home is approximately four blocks from the beach, with walkable and bikeable access making day-to-day living and guest use simple. While the property is not directly beachfront, the location provides a thoughtful tradeoff: closer proximity at a more approachable price point compared to recent sales nearer the water.



The layout is designed with flexibility in mind, offering three bedrooms and 2.5 bathrooms across multiple levels. Features include a bunk room, upper-level balconies, and a private patio with mature landscaping that supports outdoor living without added maintenance. This setup works well for full-time residents, second-home owners, or buyers seeking rental flexibility.

Interior features include travertine flooring on the main level, granite countertops, stainless steel appliances, ample natural light, and a functional kitchen, living, and dining layout that supports both everyday living and entertaining.

The home is move-in ready, with no known major issues, allowing buyers to enjoy it right away without taking on immediate projects. Homes south of 30A at this price point don't come along often, making this a strong option for buyers looking for a practical way to own along 30A.

This home works well for buyers who want a usable, flexible 30A location they can enjoy themselves, rent out, or combine both.

Built in 2006

Essential Information

MLS® #	993736
Sold Price	\$680,000
List Price	\$700,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,534
Year Built	2006
Type	Detached Single Family
Sub-Type	Detached Single Family

Style	Beach House
Status	Sold

Community Information

Address	299 Village Boulevard
Area	17 - 30A West
Subdivision	VILLAGE AT BLUE MOUNTAIN BEACH
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Electric, Public Sewer, Public Water, TV Cable
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Interior

Interior Features	Breakfast Bar, Crown Molding, Owner's Closet
Appliances	Dishwasher, Dryer, Refrigerator, Washer, Electric Water Heater
Heating	Central
Cooling	Central Air, Ceiling Fan(s)
# of Stories	3

Exterior

Exterior Features	Balcony, Sprinkler System
Lot Description	Within 1/2 Mile to Water
Roof	Metal
Construction	Frame, Siding CmntFbrHrdBrd
Foundation	Slab

School Information

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	230
Zoning	Resid Single Family

Listing Details

Listing Office	Keller Williams Realty Destin
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