

# **\$1,405,000 - 300 Flatwoods Forest Loop, Santa Rosa Beach**

MLS® #924530

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## **\$1,405,000**

4 Bedroom, 4.00 Bathroom, 2,366 sqft

Detached Single Family on 0.10 Acres

NATUREWALK AT SEAGROVE, Santa Rosa Beach, FL

Experience the coastal lifestyle you deserve in this fully furnished, never rented, 4-bedroom + loft beach house located in the amenity-rich NatureWalk at Seagrove community. With exclusive access to NatureWalk's "Gathering Place", featuring a zero-entry pool, heated lap pool, childrens' pool, hot tub, playground, and much more, you can indulge in 30A living. There is even a trail to the beach! Ideally located near the pickleball courts, this immaculate home has a rare one-car garage, oversized parking pad that can fit 3-4 vehicles, and 1 unassigned space out front. With two primary suites, two covered porches (freshly painted), loft space for bunks, an expanded dining room, tons of natural light, and upgrades galore, it will make the perfect full-time residence or profitable vacation home. Short term rental projections are up to \$110,000 per year! The gourmet kitchen includes built-in stainless-steel GE-Cafe appliances with gas cooktop, designer pendant lighting, and a custom built-in wine cooler with cabinetry. The first-floor primary suite has two closets and an en suite with double vanity, garden tub and tiled shower. Upstairs there are three bedrooms and a loft that would make the perfect office, bunk space, or additional living area. The second-floor primary suite features a covered porch and has an en suite with a free-standing tub and tiled shower. Additional features include oak floors, 10 ft ceilings, custom closet shelving, real wood blinds, 6-stage Alkaline



water filtration system, built-in ironing board, sonos speakers throughout the house, porch fire pit and bed swing, outdoor shower, gas grill that is connected to natural gas, irrigation, Lockly electronic lock with fingerprint entry, and more closet space than you will ever need! This home is offered turnkey and includes a golf cart (two options to choose from), electric bikes with built-in garage charging stations, golf simulator, bike pulley storage system for additional bikes, shelves with rafter storage, paddleboards, beach chairs, umbrellas with built-in storage organizer rack, and garage refrigerator with freezer. This sought-after neighborhood in Seagrove Beach is a nature enthusiast's dream and enjoys easy access to 30A's sugar-white sand beaches, coastal dune lakes, and Point Washington State Forest. Head to the beach, paddleboard on one of the coastal dune lakes, or enjoy biking/hiking on miles of trails. Other community amenities include multi-purpose courts, energy fitness stations, and amazing trails throughout the neighborhood that also connect to state forest and the beach. It is also conveniently located next to WaterColor Crossings shopping center that has the only Publix on 30A along with other shops and restaurants. Seagrove Beach is centrally located on 30A and has more public beach access points than any other 30A community. This makes it the perfect place to indulge in beach activities, from playing in the sun to enjoying beach bonfires at sunset. Contact us today to schedule a showing!

Built in 2017

### **Essential Information**

MLS® #	924530
Sold Price	\$1,405,000
List Price	\$1,499,900

Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,366
Acres	0.10
Year Built	2017
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Sold

### **Community Information**

Address	300 Flatwoods Forest Loop
Area	18 - 30A East
Subdivision	NATUREWALK AT SEAGROVE
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

### **Amenities**

Amenities	BBQ Pit/Grill, Minimum Rental Prd, Pavillion/Gazebo, Pets Allowed, Pickle Ball, Picnic Area, Playground, Pool, Short Term Rental - Allowed, Whirlpool
Utilities	Electric, Gas - Natural, Phone, Public Sewer, Public Water, Tap Fee Paid, TV Cable, Underground
Parking Spaces	1
Parking	Garage Attached
# of Garages	1
Has Pool	Yes
Pool	Community

### **Interior**

Interior Features	Ceiling Beamed, Floor Hardwood, Floor Tile, Kitchen Island, Lighting Recessed, Pantry, Window Treatment All
Appliances	Auto Garage Door Opn, Dishwasher, Disposal, Dryer, Microwave, Refrigerator W/IceMk, Security System, Stove/Oven Gas, Washer
Cooling	AC - 2 or More, AC - Central Elect

# of Stories                    2

**Exterior**

Exterior                    Foundation On Piling, Roof Metal, Siding CmntFbrHrdBrd  
Exterior Features        BBQ Pit/Grill, Porch, Sprinkler System  
Lot Description           Covenants, Curb & Gutter, Interior, Level, Restrictions, Sidewalk, Storm  
                                  Sewer  
Roof                         Foundation On Piling, Roof Metal  
Foundation                Foundation On Piling

**School Information**

Elementary                Dune Lakes  
Middle                     Emerald Coast  
High                        South Walton

**Additional Information**

Days on Website        350  
Zoning                     Resid Single Family  
HOA Fees                 1041.00  
HOA Fees Freq.         Quarterly

**Listing Details**

Listing Office            Rising Star Real Estate Inc

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