

# \$642,500 - 33 Courtyard Circle, Santa Rosa Beach

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MLS® #968445

**\$642,500**

3 Bedroom, 4.00 Bathroom, 1,876 sqft

Townhouse on 0.07 Acres

COURTYARDS OF SANTA ROSA BEACH,  
Santa Rosa Beach, FL

\* Installed new quartz countertops, 3 ceiling fans, chandelier, & bathroom lights. \* Price reduced 25K. \*

Discover exceptional value on 30A in the gated Courtyards of Santa Rosa Beach. This 1,876-square-foot, three-bedroom, four-bath home features a bright, open layout. with a master bedroom on first or second floor. Private courtyards at the front and rear, perfect for relaxing or entertaining. It's a half mile to the beach or head only a quarter mile to Santa Rosa Golf Club, and take advantage of nearby medical facilities, dining, and shopping, all within minutes.

This well-maintained gated community prohibits short-term rentals, ensuring a peaceful environment, & offers a low HOA that includes high-speed fiber internet, pest control, grounds maintenance, and a community pool.

Built in 2003

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | 968445    |
| Sold Price | \$642,500 |
| List Price | \$675,000 |
| Bedrooms   | 3         |
| Bathrooms  | 4.00      |
| Full Baths | 3         |
| Half Baths | 1         |



|                |                 |
|----------------|-----------------|
| Square Footage | 1,876           |
| Acres          | 0.07            |
| Year Built     | 2003            |
| Type           | Townhouse       |
| Sub-Type       | Townhouse       |
| Style          | Florida Cottage |
| Status         | Sold            |

### Community Information

|             |                                |
|-------------|--------------------------------|
| Address     | 33 Courtyard Circle            |
| Area        | 17 - 30A West                  |
| Subdivision | COURTYARDS OF SANTA ROSA BEACH |
| City        | Santa Rosa Beach               |
| County      | Walton                         |
| State       | FL                             |
| Zip Code    | 32459                          |

### Amenities

|              |                                                                                                                                   |
|--------------|-----------------------------------------------------------------------------------------------------------------------------------|
| Amenities    | Gated Community, Minimum Rental Prd, Short Term Rental - Not Allowed, Pavillion/Gazebo, Picnic Area, Pool, TV Cable, Pets Allowed |
| Utilities    | Electric, Gas - Natural, Phone, Public Sewer, Public Water, TV Cable                                                              |
| Parking      | Attached Carport, Carport, Garage, Covered                                                                                        |
| # of Garages | 1                                                                                                                                 |
| Has Pool     | Yes                                                                                                                               |
| Pool         | Heated, In Ground                                                                                                                 |

### Interior

|                   |                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Crown Molding, Vaulted Ceiling(s), Recessed Lighting, Pantry, Washer/Dryer Hookup |
| Appliances        | Dishwasher, Disposal, Microwave                                                                  |
| Heating           | Central, Gas - Natural                                                                           |
| Cooling           | Central Air, Ceiling Fan(s)                                                                      |
| Fireplace         | Yes                                                                                              |
| Fireplaces        | EPA Qualified Fireplace, Fireplace Gas                                                           |
| # of Stories      | 2                                                                                                |

### Exterior

|                   |                                              |
|-------------------|----------------------------------------------|
| Exterior Features | Private Yard, Sprinkler System, Rain Gutters |
| Windows           | Window Treatments                            |

|              |                                    |
|--------------|------------------------------------|
| Roof         | Composite Shngl                    |
| Construction | Frame, Siding Vinyl, Trim Aluminum |

**School Information**

|            |               |
|------------|---------------|
| Elementary | Van R Butler  |
| Middle     | Emerald Coast |
| High       | South Walton  |

**Additional Information**

|                 |                                         |
|-----------------|-----------------------------------------|
| Days on Website | 578                                     |
| Zoning          | Resid Multi-Family, Resid Single Family |
| HOA Fees        | 425                                     |
| HOA Fees Freq.  | Monthly                                 |

**Listing Details**

|                |                          |
|----------------|--------------------------|
| Listing Office | World Impact Real Estate |
|----------------|--------------------------|

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