

\$6,917,500 - 344 Sand Cliffs Drive, Inlet Beach

MLS® #1008188

\$6,917,500

3 Bedroom, 4.00 Bathroom, 2,424 sqft

Detached Single Family on 0.25 Acres

SAND CLIFFS, Inlet Beach, FL

~~~STUNNING GULF FRONT

BEAUTY~~~One of the most exquisite Gulf Front paradises on Scenic Highway 30A. In the gated, non-rental Beach community of Sand Cliffs, your beach and emerald waters of the gulf are waiting for you right out of your back door. You feel like you are the only person enjoying these breathtaking views made just for you!! From the walk down the unique designed pavers to your majestic front door, you walk into heaven. Warm walnut colored wood flooring and muted tones greet you as you walk up to the main living area. Huge windows along the entire front of the home provide the most unbelievable views from atop this high bluff. The main living area is extremely spacious with a fireplace for those cool winter evenings. Exquisite molding throughout the home on ceilings and doors. Dining area is also Gulf



Built in 2004

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | 1008188     |
| Sold Price     | \$6,917,500 |
| List Price     | \$6,950,000 |
| Bedrooms       | 3           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,424       |

|            |                        |
|------------|------------------------|
| Acres      | 0.25                   |
| Year Built | 2004                   |
| Type       | Detached Single Family |
| Sub-Type   | Detached Single Family |
| Style      | Beach House            |
| Status     | Sold                   |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 344 Sand Cliffs Drive |
| Area        | 18 - 30A East         |
| Subdivision | SAND CLIFFS           |
| City        | Inlet Beach           |
| County      | Walton                |
| State       | FL                    |
| Zip Code    | 32461                 |

### Amenities

|               |                                                     |
|---------------|-----------------------------------------------------|
| Utilities     | Electric, Gas - Natural, Public Sewer, Public Water |
| Parking       | Garage Door Opener                                  |
| # of Garages  | 1                                                   |
| View          | Gulf                                                |
| Is Waterfront | Yes                                                 |
| Waterfront    | Gulf                                                |

### Interior

|                   |                                                |
|-------------------|------------------------------------------------|
| Interior Features | Bookcases, Crown Molding, Kitchen Island       |
| Appliances        | Dishwasher, Disposal, Dryer, Microwave, Washer |
| Heating           | Gas - Natural                                  |
| Cooling           | Ceiling Fan(s)                                 |
| # of Stories      | 2                                              |

### Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior Features | Private Yard, Hurricane Shutters, Outdoor Shower, Sprinkler System |
| Lot Description   | Covenants, Cul-De-Sac, Interior Lot, Within 1/2 Mile to Water      |
| Windows           | Double Pane Windows                                                |
| Construction      | Siding CmntFbrHrdBrd                                               |
| Foundation        | Foundation On Piling                                               |

### School Information

|            |               |
|------------|---------------|
| Elementary | Dune Lakes    |
| Middle     | Emerald Coast |
| High       | South Walton  |

**Additional Information**

|                 |                     |
|-----------------|---------------------|
| Days on Website | 80                  |
| Zoning          | Resid Single Family |

**Listing Details**

|                |                      |
|----------------|----------------------|
| Listing Office | Corcoran Reverie SRB |
|----------------|----------------------|

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Listing information last updated on October 3rd, 2026 at 12:08pm CDT