

# \$285,000 - 3616 George Lane, Navarre

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MLS® #981884

## \$285,000

3 Bedroom, 2.00 Bathroom, 1,269 sqft

Detached Single Family on 0.31 Acres

BURTON RIDGE, Navarre, FL

Tucked away on a spacious corner lot with mature trees in the Holley area, this charming home offers the perfect retreat from the hustle and bustle—yet keeps you just minutes from everything Navarre has to offer.

From the moment you arrive, you're welcomed by nature from the beautiful flowers to mature trees, and the sounds of birds chirping away! Step inside to a bright and airy split floorplan, filled with natural light and don't worry there's no carpet at all in the home. The roomy dining area flows easily from the kitchen, making it a great spot for gatherings. The kitchen itself features brand-new appliances so you can move right in and start cooking. The bedrooms are generously sized and the split floorplan offers privacy.

An oversized two-car garage provides space for vehicles storage, or even a workshop. And with a new roof in 2023, you'll have peace of mind when it comes to insurance.

Love the outdoors? This property sits on 1/3 of an acre!! You'll enjoy your morning coffee or evening wine from the screened-in back patio overlooking the yard. Just 50 yards north, the Eglin Reservation offers outdoor recreation opportunities (permit required), and you're only minutes from Navarre's favorite restaurants (like Ye Old Brothers and St. Michael's), shopping, and a short 15-minute drive to the white sands of Navarre Beach.

The neighborhood has sidewalks for easy strolls, and the property is already landscaped with fruit trees, grapevines, and a deep well



pump connected to the sprinkler system perfect for low-maintenance greenery. At under \$300,000, this is a rare find: a move-in ready, peaceful escape that's still connected to all the fun, food, and sun of Navarre living.

Built in 1994

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | 981884                 |
| Sold Price     | \$285,000              |
| List Price     | \$295,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,269                  |
| Acres          | 0.31                   |
| Year Built     | 1994                   |
| Type           | Detached Single Family |
| Sub-Type       | Detached Single Family |
| Style          | Ranch                  |
| Status         | Sold                   |

**Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 3616 George Lane         |
| Area        | 11 - Navarre/Gulf Breeze |
| Subdivision | BURTON RIDGE             |
| City        | Navarre                  |
| County      | Santa Rosa               |
| State       | FL                       |
| Zip Code    | 32566                    |

**Amenities**

|              |                                     |
|--------------|-------------------------------------|
| Utilities    | Electric, Public Water, Septic Tank |
| # of Garages | 2                                   |

**Interior**

|                   |                                    |
|-------------------|------------------------------------|
| Interior Features | Split Bedroom, Washer/Dryer Hookup |
|-------------------|------------------------------------|

|              |                                                 |
|--------------|-------------------------------------------------|
| Appliances   | Dishwasher, Refrigerator, Electric Water Heater |
| Heating      | Heat Pump                                       |
| Cooling      | Central Air                                     |
| # of Stories | 1                                               |

## Exterior

|                   |                                                          |
|-------------------|----------------------------------------------------------|
| Exterior Features | Private Yard, Lawn Pump, Sprinkler System, Yard Building |
| Lot Description   | Corner Lot, Level, Sidewalk, Survey Available            |
| Roof              | Shingle                                                  |
| Construction      | Frame, Siding Vinyl                                      |

## School Information

|            |                |
|------------|----------------|
| Elementary | Holley-Navarre |
| Middle     | Holley-Navarre |
| High       | Navarre        |

## Additional Information

|                 |                     |
|-----------------|---------------------|
| Days on Website | 494                 |
| Zoning          | Resid Single Family |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Coldwell Banker Realty |
|----------------|------------------------|

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Listing information last updated on September 13th, 2026 at 7:37am CDT