

\$1,625,000 - 3952 N Baytowne Avenue, Miramar Beach

MLS® #872983

\$1,625,000

3 Bedroom, 4.00 Bathroom, 2,872 sqft
Detached Single Family on 0.00 Acres

BAYTOWNE AVENUE, Miramar Beach, FL

This exquisitely maintained home on the Raven Golf Course in Sandestin is a must see! Overlooking the number 14 fairway from the expansive private pool deck, this serene location allows for privacy and calm while still being a short bike or golf cart ride away from the excitement of Baytowne Wharf and Grand Boulevard. The sprawling floorplan features a split bedroom layout with ample room for entertaining or relaxing between. The home opens into a formal sitting area with built-in bookcases and fire place. The circular formal dining room with its stunning chandelier from Regis Galleries in Las Vegas is nestled in the front of the home, connected to the chef's-grade kitchen by a convenient Butler's pantry. The kitchen features a stainless steel Wolf gas range and oven, complete with a pot filler, and a refrigeration system with the cabinet overlay and onyx backsplash to give the whole room a sleek and clean look. The cozy living room, dinette, and breakfast bar make this open and cheerful area a relaxing space to rest and unwind. There is quality and thoughtfulness everywhere you look. The kitchen pendant lights are Julian Chichester and are made of bone. The dinette table is lit with a Regina Andrews Abalone chandelier. The back wall of the home is nearly all glass doors or windows, giving you a spectacular view of the pool deck and golf course beyond. The outdoor living area feels like a private oasis within the resort. With a raised hot tub that fountains into the heated pool, all



screened in but surrounded by lush greenery, you can enjoy this space year-round! A covered patio area opens to outdoor dining, and the to-be-constructed summer kitchen will truly make you want to spend all of your days here. The outdoor area shares access to a bedroom bath with a beautiful fully tiled shower and dual shower-heads. The impressively sized master suite also provides access to the outdoor living area, and the master bathroom boasts dual walk in closets, a spa like shower with a separate jetted soaking tub, and an expansive vanity with hers and hers sinks. The two additional bedrooms are well sized and feature en suite baths, with one sharing with the pool deck making for a convenient pool bath. Crown molding with Keystone accents, recessed lighting, and interior columns combine to give the home an elegant feel while still being warm and inviting. An oversized two-car garage with space for a golfcart, a large laundry room with built-in cabinetry, and a half bath off of the sitting room round out this magnificent home. The grounds have been beautifully maintained with beautiful plantings in the front and back of the home. The back yard has a rare Confederate Rose tree to enjoy as you take in the expansive golf course views.

This home is in a prime location a short golf cart ride to all of the fabulous amenities afforded to Sandestin owners and guests. Features include a private, owners-only beach club, 4 award-winning championship golf courses, world class tennis, a 113 slip deep-water marina, and the Village of Baytowne Wharf full of restaurants, shopping, and entertainment. The Grand Boulevard with its plethora of dining, shopping, and entertainment options is also a short golf cart ride away. Come enjoy all the many things Sandestin has to offer while living in this fantastic home!

2021 Association Fees include \$400 annually

to Raven Oaks Owners and \$383.93 quarterly
to Sandestin Owners Association.

Built in 2006

Essential Information

MLS® #	872983
Sold Price	\$1,625,000
List Price	\$1,695,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,872
Acres	0.00
Year Built	2006
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Traditional
Status	Sold

Community Information

Address	3952 N Baytowne Avenue
Area	15 - Miramar/Sandestin Resort
Subdivision	BAYTOWNE AVENUE
City	Miramar Beach
County	Walton
State	FL
Zip Code	32550

Amenities

Amenities	Beach, Dock, Exercise Room, Fishing, Gated Community, Golf, Marina, Pavillion/Gazebo, Picnic Area, Playground, Pool, Tennis, TV Cable, Waterfront
Utilities	Electric, Gas - Natural, Phone, Public Sewer, Public Water, TV Cable, Underground
Parking Spaces	2
Parking	Garage Attached, Golf Cart Enclosed
# of Garages	2

Has Pool Yes
Pool Pool - Enclosed, Pool - Heated, Private

Interior

Interior Features Breakfast Bar, Ceiling Crwn Molding, Fireplace Gas, Floor Tile, Furnished - None, Kitchen Island, Lighting Recessed, Pantry, Split Bedroom, Washer/Dryer Hookup, Wet Bar, Window Treatment All
Appliances Auto Garage Door Opn, Dishwasher, Disposal, Dryer, Microwave, Refrigerator, Refrigerator W/IceMk, Security System, Smoke Detector, Stove/Oven Gas, Washer
Heating Heat Cntrl Electric
Cooling AC - Central Elect, AC - High Efficiency, Ceiling Fans
Fireplace Yes
Fireplaces Fireplace Gas
of Stories 1

Exterior

Exterior Roof Concrete, Roof Pitched, Slab, Stucco
Exterior Features Columns, Hot Tub, Lawn Pump, Pool - Enclosed, Pool - Heated, Porch Screened, Sprinkler System
Lot Description Covenants, Golf Course, Restrictions, Sidewalk, Within 1/2 Mile to Water
Windows Double Pane Windows
Roof Roof Concrete, Roof Pitched
Foundation Slab

School Information

Elementary Van R Butler
Middle Emerald Coast
High South Walton

Additional Information

Days on Website 444
Zoning Resid Single Family
HOA Fees 483.93
HOA Fees Freq. Quarterly

Listing Details

Listing Office Berkshire Hathaway HomeServices PenFed Realty

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