

# \$1,600,000 - 42 Beargrass Way, Santa Rosa Beach

MLS® #924938

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## \$1,600,000

4 Bedroom, 3.00 Bathroom, 2,781 sqft

Detached Single Family on 0.11 Acres

NATUREWALK AT SEAGROVE, Santa Rosa Beach, FL

Welcome to this amazing beach chic home located in the highly sought-after NatureWalk at Seagrove neighborhood! If you're looking for the perfect blend of comfort, style, and entertainment, then this is the place for you. Situated on the closest street to the beach, this home boasts one of the most popular open floor plans. What sets it apart is its larger lot size, allowing for a truly magnificent backyard. The custom design is a one-of-a-kind masterpiece, ideal for hosting gatherings and creating lasting memories. Step outside and be greeted by a built in grill, a fire pit table, a spacious paver patio, and even turf grass. All of this is framed by beautiful landscaping, with the added bonus of a private view overlooking the tranquil preserve. As you enter the home, you'll be captivated by the light, bright, and airy ambiance. Solid pine floors stretch throughout, complemented by fresh white paint and charming v-groove accents on the first floor. The double front doors open up to a cozy and private screened porch adorned with mature landscaping. Unwind on the bed swing and soak in the serenity. Inside, an oversized king bedroom with an attached bath awaits, providing ample space and comfort. The living, kitchen, and dining areas flow seamlessly in an open layout, ensuring plenty of room for both family and friends. The kitchen is a chef's dream, featuring top-notch white shrock quality cabinets, GE Appliances, a gas cooktop, built-in microwave and oven, and a vented



range hood. The huge pantry closet offers convenient storage, while the living room boasts a gas fireplace, adding a touch of warmth and coziness.

When it's time to enjoy the outdoors, two French doors in the living room open up to an expansive screened-in porch, which leads to the backyard oasis. Upstairs the primary suite is a retreat in itself, complete with its own private screened porch overlooking the quiet preserve. The custom-designed master closet and tray ceiling add a touch of luxury to the space. Additionally, the large loft on the second floor offers a built-in bookshelf with a window seat and a set of bunks, adding a bonus space to the home. 2 additional queen sized bedrooms on the front of the house share a bath with double sinks. This home ensures relaxation and comfort with four screened porches accessible from every bedroom.

The garage features tall ceilings, perfect for extra storage, and just inside the house, you'll find another storage closet, ideal for an owner's lockout.

While this home has never been on a rental program, rental projections have been quoted up to \$98,000, showcasing its exceptional potential. NatureWalk is a highly desirable community, located near Seaside, Watercolor, and just a short distance from the crystal blue waters of the Gulf. Plus, you won't even need to load up the car to enjoy it- a golf cart or bike will be just as easy! Just steps away from the house, you'll find the community amenity center, aptly named The Gathering Place. There's no shortage of activities within the community, as NatureWalk boasts two pools (including a heated lap pool in the winter), a hot tub, a kiddie pool, a fire pit, grills, a bar area, and a sports court with pickleball nets. Additional community amenities include miles of trails, fitness stations, and access to trails in Point Washington.

Don't miss out on the opportunity to make this exceptional home your own and experience the best that NatureWalk at Seagrove has to offer. Schedule a showing today and start living the beach lifestyle you've always dreamed of!

Built in 2013

### **Essential Information**

MLS® #	924938
Sold Price	\$1,600,000
List Price	\$1,625,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,781
Acres	0.11
Year Built	2013
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Sold

### **Community Information**

Address	42 Beargrass Way
Area	18 - 30A East
Subdivision	NATUREWALK AT SEAGROVE
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

### **Amenities**

Amenities	BBQ Pit/Grill, Fishing, Minimum Rental Prd, Pavillion/Gazebo, Pets Allowed, Pickle Ball, Picnic Area, Playground, Pool, Short Term Rental - Allowed
Utilities	Electric, Gas - Natural, Public Sewer, Public Water
Parking Spaces	1

Parking	Garage Attached
# of Garages	1
Has Pool	Yes
Pool	Community

### Interior

Interior Features	Built-In Bookcases, Ceiling Beamed, Fireplace Gas, Floor Hardwood, Furnished - All, Kitchen Island, Lighting Recessed, Lock Out, Owner's Closet, Pantry, Walls Wainscoting, Washer/Dryer Hookup, Window Treatment All
Appliances	Auto Garage Door Opn, Dishwasher, Disposal, Microwave, Oven Self Cleaning, Range Hood, Refrigerator, Security System, Stove/Oven Gas
Cooling	AC - 2 or More
Fireplace	Yes
Fireplaces	Fireplace Gas
# of Stories	2

### Exterior

Exterior	Frame, Roof Metal, Siding CmntFbrHrdBrd
Exterior Features	BBQ Pit/Grill, Porch Screened, Shower, Sprinkler System
Roof	Roof Metal
Construction	Frame

### School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

### Additional Information

Days on Website	334
Zoning	Resid Single Family
HOA Fees	957.19
HOA Fees Freq.	Quarterly

### Listing Details

Listing Office	Compass
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Listing information last updated on May 5th, 2024 at 9:33am CDT