

\$3,095,000 - 579 Pollard Cove East Lot 115, Watersound

MLS® #989650

\$3,095,000

6 Bedroom, 8.00 Bathroom, 4,326 sqft

Detached Single Family

WATERSOUND ORIGINS, Watersound, FL

MOVE-IN READY!!

Crafted by Cole Construction, this newly envisioned retreat blends timeless architecture with modern livability. Featuring five bedrooms, five bathrooms, two half bathrooms in the main living area, and a detached one bedroom, one bathroom carriage house apartment above the expanded two car garage with designated area for a golf cart, this two-story coastal home offers over 4,300 square feet of conditioned living space.

The inviting entry opens into an airy, open-concept layout where the chef's kitchen, dining, and living areas flow seamlessly together. The Great Room features a gray barn wood ceiling accented by reclaimed 200-year-old hand-hewn beams. The kitchen showcases professional-grade appliances, a generous breakfast counter, custom cabinetry, a 48-inch gas range with vent hood and pot filler, a farmhouse sink, and abundant natural light. A separate chef's pantry adds additional prep space, while the living room centers on a direct-vent gas fireplace with custom built-ins.

The primary suite provides a serene first-floor retreat, with a freestanding soaking tub, dual vanities, an oversized walk-in shower, a substantial custom-fitted closet, and direct access to the covered porch and pool terrace, creating an effortless indoor-outdoor connection. A second bedroom on the first floor serves as an ideal guest suite with its



own private bath.

Upstairs, three guest suites each with private bath and walk-in closet, surround a generous loft lounge, offering flexible living for family or guests. Covered porches extend from multiple rooms, capturing breezes and peaceful neighborhood views.

The outdoor living area is designed for year-round enjoyment with a saltwater pool featuring a sun shelf and integrated spa, a built-in fire pit, and a brick pavilion housing a complete summer kitchen with grill and beverage refrigerator. An outdoor shower and cabana bath add convenience for poolside entertaining.

A detached carriage house apartment above the expanded garage offers a kitchen with full-size appliances, vaulted living area with built-in bookshelves and a separate bedroom with a full bathroom, creating the ideal space for extended guests or private office retreat.

Exterior details such as board-and-batten and nickel-gap siding, decorative wood brackets, and architectural corbels highlight the home's craftsmanship and coastal character.

From its thoughtful layout to its refined finishes, this new Cole Construction home embodies the effortless charm and enduring quality of Watersound Origins living.

Built in 2026

Essential Information

MLS® #	989650
Sold Price	\$3,095,000
List Price	\$3,095,000
Bedrooms	6

Bathrooms	8.00
Full Baths	6
Half Baths	2
Square Footage	4,326
Year Built	2026
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Sold

Community Information

Address	579 Pollard Cove East Lot 115
Area	18 - 30A East
Subdivision	WATERSOUND ORIGINS
City	Watersound
County	Walton
State	FL
Zip Code	32461

Amenities

Utilities	Electric, Gas - Natural, Phone, Public Sewer, Public Water, TV Cable, Tap Fee Paid
Parking	Garage Door Opener, Attached Carport, Garage Detached, Golf Cart Garage, Oversized
# of Garages	2
Has Pool	Yes
Pool	Heated, In Ground

Interior

Interior Features	Beamed Ceilings, Crown Molding, Vaulted Ceiling(s), Fireplace, Kitchen Island, Recessed Lighting, Pantry, Shelving, Woodwork Painted
Appliances	Dishwasher, Disposal, Microwave, Range Hood, Gas Water Heater
Heating	Central, Gas - Natural
Cooling	Ceiling Fan(s)
Fireplace	Yes
Fireplaces	EPA Qualified Fireplace
# of Stories	2

Exterior

Exterior Features	Private Yard, Hot Tub, Outdoor Shower, Sprinkler System, Separate Living Area
Lot Description	Sidewalk
Roof	Shake
Construction	Siding CmntFbrHrdBrd

School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	303
Zoning	Resid Single Family

Listing Details

Listing Office	Watersound Real Estate
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