

# \$318,000 - 6454 Flagler Drive, Gulf Breeze

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MLS® #984410

## \$318,000

3 Bedroom, 2.00 Bathroom, 1,478 sqft

Detached Single Family on 0.25 Acres

PALMETTO RIDGE, Gulf Breeze, FL

Charming 3BR/2BA home in Holley by the Sea! Pre-inspected with a brand-new roof to be completed before closing. Previously rented for 5+ years, this property is ideal for first-time buyers or investors. Enjoy access to all of Holley by the Sea's premier amenities!



Built in 1990

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | 984410                 |
| Sold Price     | \$318,000              |
| List Price     | \$320,500              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,478                  |
| Acres          | 0.25                   |
| Year Built     | 1990                   |
| Type           | Detached Single Family |
| Sub-Type       | Detached Single Family |
| Style          | Contemporary           |
| Status         | Sold                   |

## Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 6454 Flagler Drive       |
| Area        | 11 - Navarre/Gulf Breeze |
| Subdivision | PALMETTO RIDGE           |
| City        | Gulf Breeze              |
| County      | Santa Rosa               |

|          |       |
|----------|-------|
| State    | FL    |
| Zip Code | 32563 |

### Amenities

|              |                                                                                                                                                                                          |
|--------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities    | BBQ Pit/Grill, Boat Launch, Community Room, Dock, Exercise Room, Fishing, Game Room, Pavillion/Gazebo, Picnic Area, Playground, Pool, Sauna/Steam Room, Tennis, Waterfront, Pets Allowed |
| Utilities    | Electric, Phone, Public Water, Septic Tank, TV Cable                                                                                                                                     |
| Parking      | Garage Door Opener, Garage                                                                                                                                                               |
| # of Garages | 2                                                                                                                                                                                        |

### Interior

|                   |                                                                                          |
|-------------------|------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Vaulted Ceiling(s), Fireplace, Pantry, Split Bedroom, Washer/Dryer Hookup |
| Appliances        | Dishwasher, Disposal, Freezer, Refrigerator, Electric Water Heater                       |
| Heating           | Central                                                                                  |
| Cooling           | Central Air, Ceiling Fan(s)                                                              |
| # of Stories      | 1                                                                                        |

### Exterior

|                   |                                                     |
|-------------------|-----------------------------------------------------|
| Exterior Features | Private Yard, Lawn Pump, Sprinkler System           |
| Lot Description   | Covenants, Interior Lot                             |
| Roof              | Composite Shngl                                     |
| Construction      | Frame, Siding Brick Front, Siding Vinyl, Trim Vinyl |

### School Information

|            |                |
|------------|----------------|
| Elementary | West Navarre   |
| Middle     | Woodlawn Beach |
| High       | Navarre        |

### Additional Information

|                 |                     |
|-----------------|---------------------|
| Days on Website | 378                 |
| Zoning          | Resid Single Family |
| HOA Fees        | 565.5               |
| HOA Fees Freq.  | Annually            |

### Listing Details

|                |                       |
|----------------|-----------------------|
| Listing Office | Innerscope Realty LLC |
|----------------|-----------------------|

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