

\$1,150,000 - 6735 Tidewater Drive, Navarre

MLS® #977134

\$1,150,000

4 Bedroom, 3.00 Bathroom, 2,577 sqft

Detached Single Family on 0.34 Acres

DAVID'S LANDING, Navarre, FL

MILLION DOLLAR UNOBSTRUCTED
WATERFRONT VIEWS on one level with
Open floor plan, PIER, 2 Boat Lifts,
Entertainment area on the pier.

Underground Utilities on Sewer.

QUICK CLOSING: INSPECTION, SURVEY &
ELEVATION CERTIFICATE COMPLETED .

Under termite bond.

All brick, metal roof, tiled floors, updated
windows, guttering, outdoor shower, partial
fenced yard, fresh paint, central heat & ac,
multiple entrances.

READY FOR MOVE IN. NO Home Owners
Association.

FLOW THRU DECKING, above deck WATER
AND POWER with over 250 Feet
BOAT LIFTS (rated 20,000 and 5,000
pounds.)

Public Water, GAS, Florida Power and Light,
Private Well for Irrigation.

Electric Fireplace, Entertainment Room with
Private Entrance. Possible 5th bedroom with
DAIKEN heating/cooling, & cabinets,
GUEST ROOM with Private entrance and
bath.

Take your Pontoon Boat, Paddle Board or Jet
Ski to the Island and walk to the GULF or
catch dinner at Navarre Beach or Pensacola
Beach. Great location with exits to the East on
Sound Retreat or West on Lighthouse Pointe.
Lots of NATURAL LIGHTING THROUGHOUT.
TILED throughout, with ceiling fans, updated



lighting, hardware, closet mirrors, windows installed 2005. NEW APPLIANCES, ELECTRIC FIREPLACE, AC UNITS garage & studio.

IRRIGATION SYSTEM with Private Well, Pump and Sprinklers, Outdoor Shower, Hurricane Shutters, Metal Roof, On Demand Hot Water Heater, Pella Windows in main portion of house South of Laundry Room.

HANDY MANS Wonderland

w/storage cabinets, 220, hot/cold running water, climate control and polyurea flooring Boat or RV Parking in your driveway.

LOTS OF ROOM to PADDLE BOARD, CANOE or SAIL.

Termite Bond Transferable.

DOCUMENTS SHOW County Flood Zone map. Delineation of flood zone goes around the house.

All BRICK HOME was rebuilt in early 2000's.

METAL ROOF, GUTTERS, Fenced Patio, Fresh Paint, Knockdown Textured Ceilings, attic duct work replaced, Windows replaced in 2005 & gas tankless water heater. WEST WING has a guest room, bath and PRIVATE SUITE and ENTRANCE with BATH, handicap shower features, pet door leading to fenced patio with Water View.

LARGE MASTER BEDROOM is on the EAST SIDE with WATER VIEWS from bath and bedroom. Jetted Tub, Separate Shower, Double Vanities, Linen Closet and Private Commode. FOURTH BEDROOM IDEAL FOR a Private Office, Nursery, Library, Children's Area, Sewing Room or Guest Room.

KITCHEN has plenty of granite counter space, new back splashes, new Shaker Style cabinets and hardware. Wine glass rack, microwave, STAINLESS STEEL APPIANCES, NEW REFRIGERATOR and STOVE, accent lighting under the bar. Kitchen overlooks the Bay Window Seating and into the Living Room with space for a formal dining suite.

Motion Sensor exterior lights and accent

lighting on the palms, Water shut off to the pier and Outdoor shower.

Buy a lot in Holley by the Sea and utilize the Recreational Center with year-round swimming in the enclosed lap pool, outdoor family pool, Million Dollar work out room, tennis courts, deeded water access, camping, social club and much more. (HOA DUES approximately \$550 year plus property taxes).

Built in 1997

Essential Information

MLS® #	977134
Sold Price	\$1,150,000
List Price	\$1,299,999
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,577
Acres	0.34
Year Built	1997
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Ranch
Status	Sold

Community Information

Address	6735 Tidewater Drive
Area	11 - Navarre/Gulf Breeze
Subdivision	DAVID'S LANDING
City	Navarre
County	Santa Rosa
State	FL
Zip Code	32566

Amenities

Utilities	Electric, Gas - Natural, Private Well, Public Sewer, Public Water, Underground
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Parking	Garage Door Opener, Converted Garage, Boat, RV Access/Parking, Garage
# of Garages	2
View	Intracoastal Waterwy, Sound
Is Waterfront	Yes
Waterfront	Intracoastal Wtrwy, Seawall, Sound

Interior

Interior Features	Breakfast Bar, Tray Ceiling(s), Fireplace, Handicap Provisions, Recessed Lighting, Newly Painted, Pantry, Pull Down Stairs, Split Bedroom, Washer/Dryer Hookup, Woodwork Painted
Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Gas Water Heater
Heating	Central, Gas - Natural
Cooling	Central Air, Window Unit(s), Ceiling Fan(s)
Fireplace	Yes
Fireplaces	EPA Qualified Fireplace
# of Stories	1

Exterior

Exterior Features	Boat Slip, Boatlift, Dock, Private Yard, Hurricane Shutters, Lawn Pump, Outdoor Shower, Sprinkler System, Rain Gutters
Lot Description	Bulkhead/Seawall, Coastal Setback, Covenants, Easements, Interior Lot, Level, Survey Available, Within 1/2 Mile to Water
Windows	Double Pane Windows, Window Treatments, Window Bay
Roof	Metal
Construction	Roof Pitched, Brick, Trim Vinyl
Foundation	Slab

School Information

Elementary	West Navarre
Middle	Woodlawn Beach
High	Navarre

Additional Information

Days on Website	478
Zoning	County, Resid Single Family

Listing Details

Listing Office	HomeSmart Sunshine Realty
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