

\$495,000 - Lot 23 Spotted Dolphin Road, Santa Rosa Beach

MLS® #1008684

\$495,000

Bedroom, Bathroom,
Unimproved Land on 0.23 Acres

HIDDEN HIGHLANDS, Santa Rosa Beach, FL

Discover the perfect opportunity to build your dream home just moments from the sugar-white sands of Scenic Highway 30A. Located in the charming community of Hidden Highlands, this homesite is close to the Gulf that you can hear the waves from your future porch. Flood Zone X per survey.

Enjoy the best of the 30A lifestyle with easy access by golf cart or bicycle to multiple public beach accesses, the renowned Stinky's Fish Camp, Elmo's Grill, and the scenic Timpoochee Trail. Outdoor enthusiasts will love being just minutes from three rare coastal dune lakes, Topsail Hill Preserve State Park, and the shops, dining, and entertainment of Gulf Place Town Center.

Hidden Highlands offers a relaxed Old Florida setting with mature trees, natural landscaping, and no required build-out timeframe, allowing you to build when the time is right. The location also provides convenient access to Grand Boulevard, Ascension Sacred Heart Hospital, and the exciting new retail and commercial developments along the Highway 98 and North 30A corridor.

Whether you're planning a primary residence, a second home, or an investment property, this homesite offers exceptional potential in one of the Emerald Coast's most sought-after



locations.

Bonus: One water tap and one sewer impact fee have already been paid, providing added value and savings for the future owner. Gas is available on the street.

Buyer should verify all information, dimensions, and details deemed important.

Essential Information

MLS® #	1008684
Sold Price	\$495,000
List Price	\$500,000
Acres	0.23
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Sold

Community Information

Address	Lot 23 Spotted Dolphin Road
Area	17 - 30A West
Subdivision	HIDDEN HIGHLANDS
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Electric, Gas - Natural, Phone, Public Sewer, Public Water, TV Cable, Tap Fee Paid, Gas Available
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Exterior

Lot Description	Aerials/Topo Availbl, Cul-De-Sac, Easements, Interior Lot, Within 1/2 Mile to Water, Wooded
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School Information

Elementary	Dune Lakes
Middle	Emerald Coast

High South Walton

Additional Information

Days on Website 46

Zoning Resid Single Family

Listing Details

Listing Office Sea Haus Realty

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