

\$475,000 - Lot 70 S St Francis Drive, Miramar Beach

MLS® #924624

\$475,000

Bedroom, Bathroom, 5,663 sqft
Vacant Land on 0.13 Acres

EMERALD WATERS VILLAGE, Miramar Beach, FL

Welcome to coastal living with this rare .13-acre lot nestled in the vibrant community of Emerald Waters Village in Miramar Beach, Florida. This prime real estate, offering unique rear alley access and proximity to the neighborhood beach trail, provides an ideal opportunity for those looking to invest in property within a beach community or to build their dream vacation home. Emerald Waters Village offers a wealth of community amenities for its residents. Enjoy the peace of mind that comes with gated entry, savor the convenience of deeded beach access for waterfront enjoyment, and unwind in two stunning community pools. Pet lovers will appreciate the green spaces, and the availability of overflow parking simplifies guest accommodation. Located in a neighborhood renowned for its second homes and short-term rentals, this property presents an excellent opportunity for real estate investors. The lot is conveniently situated in close proximity to local attractions such as the famed Seascape Resort, heightening its rental appeal.

Discover the local culinary scene with numerous local eateries, including popular destinations like the Surf Hut and Pompano Joe's, among others. Or embark on an adventure along the scenic Gulf Drive bike path, offering miles of picturesque views. This prime location truly epitomizes the best of Miramar Beach living.



For those interested in investment property, this lot's potential as a short-term rental in a vacation hotspot cannot be overlooked. With easy access to Highway 98, this property offers unparalleled convenience.

Don't miss this chance to own a piece of Miramar Beach real estate. Whether you aim to build a vacation home or invest in a flourishing rental market, this property presents an exceptional opportunity. With a prime location, excellent community amenities, and proximity to local establishments, this lot shines brightly as a jewel in the Emerald Waters Village crown.

Essential Information

MLS® #	924624
Sold Price	\$475,000
List Price	\$475,000
Square Footage	5,663
Acres	0.13
Type	Vacant Land
Sub-Type	Vacant Land
Status	Sold

Community Information

Address	Lot 70 S St Francis Drive
Area	15 - Miramar/Sandestin Resort
Subdivision	EMERALD WATERS VILLAGE
City	Miramar Beach
County	Walton
State	FL
Zip Code	32550

Amenities

Amenities	Deed Access, Gated Community, Pool, Short Term Rental - Allowed
Utilities	Electric, Public Sewer, Public Water, Tap Fee Due, TV Cable, Underground

Features	Covenants, Interior, Restrictions, Within 1/2 Mile to Water
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Exterior

Lot Description	Covenants, Interior, Restrictions, Within 1/2 Mile to Water
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School Information

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	332
Zoning	Resid Single Family
HOA Fees	530.00
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Scenic Real Estate LLC
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