

# \$685,000 - 10941 E County Hwy 30a Unit 335, Inlet Beach

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MLS® #1000305

**\$685,000**

2 Bedroom, 2.00 Bathroom, 1,220 sqft  
Condominium

The Pointe, Inlet Beach, FL

Now Priced Below The Most Recent Sales Comp (Unit 125 closed at \$690,000)... Enjoy luxury living next to Rosemary Beach! Bring a cash offer only and secure this fabulous 30A getaway. Open your door and walk over to breakfast in Rosemary. Spend the afternoon sitting pool-side. Stroll to 30Avenue for dinner as the lights begin to glow. Return home where two private balconies overlook the pool and another perfect day along the Emerald Coast comes to a close. The Pointe Unit 335 is a beautifully furnished coastal retreat where effortless 30A living meets the convenience of one of the area's most coveted locations. Perfectly positioned just a two-minute walk from Rosemary and just south of 30Avenue, this exceptional residence places some of the best dining, shopping, entertainment, and beach access along the Emerald Coast right at your fingertips. Whether you're enjoying a quiet morning coffee, an afternoon by the resort-style pool, or an evening exploring the charm of nearby communities, every day offers a new way to experience the best of 30A. Designed as both a private family escape and a high-performing investment opportunity, Unit 335 offers projected rental income approaching \$72,000 annually with estimated cash-on-cash returns of 5.3%. Inside, the unit showcases a refined coastal aesthetic with thoughtful details throughout. The chef's kitchen features high-end appliances, crisp



cabinetry, and a seamless connection to the bright, open living area where natural light pours through expansive sliding glass doors. Custom built-in hallway bunks provide a perfect retreat for younger guests, while the spacious primary suite offers a private balcony and a beautifully appointed bathroom designed for relaxation. The guest bedroom features additional storage and a large ensuite bathroom, providing comfort and privacy for family and friends. Beyond the residence, enjoy an impressive collection of amenities including a resort-style pool, spa, fitness center, rooftop deck, and on-site restaurant. With affordable HOA dues and a location that continues to attract visitors from around the world, this property offers an exceptional opportunity to maximize both lifestyle and investment potential. The Pointe Unit 335 is more than a vacation home. It is a place where mornings begin with a stroll through Rosemary Beach, afternoons unfold by the water, and evenings end just steps from everything that makes 30A unforgettable.

Built in 2017

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | 1000305     |
| Price          | \$685,000   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,220       |
| Year Built     | 2017        |
| Type           | Condominium |
| Sub-Type       | Condominium |
| Style          | N/A         |
| Status         | Active      |

**Community Information**

|             |                                 |
|-------------|---------------------------------|
| Address     | 10941 E County Hwy 30a Unit 335 |
| Area        | 18 - 30A East                   |
| Subdivision | The Pointe                      |
| City        | Inlet Beach                     |
| County      | Walton                          |
| State       | FL                              |
| Zip Code    | 32461                           |

### **Amenities**

|           |          |
|-----------|----------|
| Utilities | Electric |
|-----------|----------|

### **Interior**

|         |             |
|---------|-------------|
| Cooling | Central Air |
|---------|-------------|

### **Exterior**

|                   |         |
|-------------------|---------|
| Exterior Features | Balcony |
|-------------------|---------|

### **School Information**

|            |               |
|------------|---------------|
| Elementary | Dune Lakes    |
| Middle     | Emerald Coast |
| High       | South Walton  |

### **Listing Details**

|                |                 |
|----------------|-----------------|
| Listing Office | 30A Homes Sales |
|----------------|-----------------|

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