

\$516,000 - 1196 Mack Bayou Road, Santa Rosa Beach

MLS® #932965

\$516,000

Bedroom, Bathroom,
Unimproved Land on 0.66 Acres

BOCAGE BAYOU ESTATES, Santa Rosa Beach, FL

Situated in Bocage Bayou Estates, this residential lot with 6,881 square feet of buildable space offers a unique blend of accessibility and exclusivity. Gated and deed-restricted, the property ensures a level of privacy and security that's increasingly rare. What sets this lot apart is its deep-water access, complete with a 150' dock, making it an ideal choice for boating enthusiasts or anyone looking to embrace an outdoor lifestyle. Adding to its appeal is the presence of a freshwater well, dedicated solely to irrigation, ensuring that your landscaping ambitions can be as grand as your architectural ones. A 12' x 12' shed on the property provides convenient storage space, allowing you to keep boating or gardening equipment close at hand. This lot is strategically positioned in the vicinity of shopping centers, entertainment venues and a hospital, offering all the conveniences of modern living while retaining a sense of secluded tranquility. For those looking to build a new home that harmonizes with a love for the water, this lot presents a rare and compelling opportunity. With its combination of natural beauty, practical amenities, and unbeatable location, it's more than just a place to build a home it's a place to build a lifestyle.



Essential Information

MLS® #	932965
Price	\$516,000
Acres	0.66
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	1196 Mack Bayou Road
Area	16 - North Santa Rosa Beach
Subdivision	BOCAGE BAYOU ESTATES
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Electric, Private Well, Public Sewer, Public Water
View	Bayou
Is Waterfront	Yes
Waterfront	Bayou
Water View	Bayou

Exterior

Lot Description	Cleared, Covenants, Easements, Flood Insurance Req, Irregular Lot, Restrictions, Survey Available, Wetlands, Wooded
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School Information

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

Additional Information

Zoning	Resid Single Family
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Listing Details

Listing Office	Rosemary Beach Realty LLC
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