

# \$1,055,000 - 1434 Addie Drive, Niceville

MLS® #1005124

**\$1,055,000**

4 Bedroom, 4.00 Bathroom, 3,142 sqft

Detached Single Family on 0.18 Acres

Addie's Place, Niceville, FL

Discover 1434 Addie Drive, a truly special property ensconced within Bluewater Bay's gated Addie's Place community. Built in 2024 and situated on a premium exterior lot with pond views, this Randy Wise Homes' popular "Daphne" model features over 3100 square feet of exquisitely curated and lovingly maintained living space. A gracious brick front porch welcomes guests toward the foyer highlighted by a shiplap accent wall. Immediately to the left is the dramatic formal dining room that can be fully enclosed with a set of french doors and a custom, glass-paneled pocket door, making the space suitable for a home office as well! The foyer flows directly into the heart of the home - an open concept living, dining, and kitchen space of generous proportions. An inviting fireplace with brick surround and solid wood beam mantle serves as the centerpiece of the living room and a bank of windows provides views to the private backyard. The show-stopper kitchen is outfitted with abundant cabinetry, upgraded GE Cafe stainless steel refrigerator, dishwasher, and stunning 48" dual-fuel range with double ovens, 6-burners and griddle, as well as a professional grade 48" vent hood, Sharp drawer microwave, and luxury series Cambria Inverness Platinum countertops. The main level primary suite offers views of the backyard and peaceful neighborhood pond, and the upgraded en suite bath and custom-designed walk-in closet connect directly to the stylish, well-appointed laundry



room. Rounding out the main floor offerings are a perfect additional bedroom with gorgeous en suite bath, mudroom featuring upgraded, built-in bench and cubbies to organize life's chaos, and a conveniently-located powder bath. On the second level, find a massive family room ideal for recreation and gathering, as well as two ample-size additional bedrooms, a lovely full bath, and THREE enormous walk-in storage spaces large enough to house all of your seasonal decorations, suitcases, hobby gear, and treasured collections.

Relax and unwind year round on the expansive, covered and screened back porch. The brick half-wall is already wired and plumbed for a future outdoor kitchen! Beyond the covered porch, an open patio provides additional space for grilling and dining, and the fully-fenced yard is large enough for play and pets!

Addie's Place lies in the heart of Bluewater Bay, a vibrant community offering a resort lifestyle for all ages with miles of recreational paths, restaurants, shopping, a marina complex, and separate memberships available for golf, tennis, pickleball, and swimming pools. Zoned for highly rated Bluewater Elementary School, offering a choice between Ruckel and Destin Middle Schools, and Niceville High School - home of the Eagles! Enjoy a quick commute to Eglin AFB, Duke Field, 7th Group, and EOD School House. Jump on the nearby Mid Bay Bridge to explore our famed white sand beaches and emerald Gulf Coast waters as well as Destin and South Walton's dining, shopping, and entertainment venues.

Built in 2024

## **Essential Information**

MLS® #

1005124

|                |                        |
|----------------|------------------------|
| Price          | \$1,055,000            |
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 3,142                  |
| Acres          | 0.18                   |
| Year Built     | 2024                   |
| Type           | Detached Single Family |
| Sub-Type       | Detached Single Family |
| Style          | Traditional            |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 1434 Addie Drive |
| Area        | 13 - Niceville   |
| Subdivision | Addie's Place    |
| City        | Niceville        |
| County      | Okaloosa         |
| State       | FL               |
| Zip Code    | 32578            |

### Amenities

|              |                                                                                   |
|--------------|-----------------------------------------------------------------------------------|
| Utilities    | Electric, Gas - Natural, Phone, Public Sewer, Public Water, TV Cable, Underground |
| Parking      | Garage Door Opener, Oversized, Garage                                             |
| # of Garages | 2                                                                                 |

### Interior

|                   |                                                                                                                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Crown Molding, Vaulted Ceiling(s), Fireplace, Kitchen Island, Recessed Lighting, Newly Painted, Pantry, Split Bedroom, Upgraded Media Wing, Washer/Dryer Hookup, Woodwork Painted |
| Appliances        | Dishwasher, Disposal, Microwave, Range Hood, Refrigerator, Gas Water Heater, Tankless Water Heater                                                                                               |
| Heating           | Heat Pump, Central, Gas - Natural                                                                                                                                                                |
| Cooling           | Central Air, Ceiling Fan(s)                                                                                                                                                                      |
| Fireplace         | Yes                                                                                                                                                                                              |
| Fireplaces        | Fireplace Gas                                                                                                                                                                                    |
| # of Stories      | 2                                                                                                                                                                                                |

**Exterior**

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Exterior Features | Columns, Sprinkler System, Separate Living Area, Rain Gutters                                             |
| Lot Description   | Cleared, Covenants, Curb & Gutter, Easements, Interior Lot, Level, Restrictions, Sidewalk                 |
| Windows           | Double Pane Windows, Plantation Shutters, Window Treatments                                               |
| Roof              | Shingle, Foam                                                                                             |
| Construction      | Frame, Roof Pitched, Brick, Siding Brick Some, Trim Aluminum, Trim Vinyl, Trim Wood, Siding CmntFbrHrdBrd |
| Foundation        | Slab                                                                                                      |

**School Information**

|            |                      |
|------------|----------------------|
| Elementary | Bluewater            |
| Middle     | Choice-Destin/Ruckel |
| High       | Niceville            |

**Additional Information**

|        |                     |
|--------|---------------------|
| Zoning | Resid Single Family |
|--------|---------------------|

**Listing Details**

|                |                |
|----------------|----------------|
| Listing Office | EXP Realty LLC |
|----------------|----------------|

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