

# \$460,000 - 1474 Arkansas Street, Navarre

MLS® #1004947

**\$460,000**

Bedroom, Bathroom,  
Unimproved Land on 0.24 Acres

NO RECORDED SUBDIVISION, Navarre, FL

Build Your Navarre Beach Dream House--Two  
Home Plans Included!

An exceptional opportunity to own one of  
Navarre Beach's most desirable homesites,  
complete with two sets of professionally  
designed coastal home plans--offering the  
flexibility to a charming beach cottage or a  
stunning larger beach retreat.

Perfectly positioned with water views and just  
moments from the sugar-white sands and  
emerald waters of the Gulf, this lot is primed  
for your vision. Existing pilings are already in  
place and may be repurposed subject to  
approved building plans and setback  
requirements, potentially saving valuable time  
and expense during construction.

Adding even more value, water and sewer  
taps are already installed, and attractive stone  
pavers were added in 2022. With no HOA,  
you'll enjoy the freedom to create the coastal  
lifestyle you've always imagined.

Whether you're planning a primary residence,  
vacation getaway, or investment property, this  
rare homesite offers the opportunity.. to  
fast-track your dream with included building  
plans and existing site improvements already  
in place.

Wake up to Gulf breezes, spend your days  
boating, fishing, paddleboarding, or relaxing  
on some of Florida's most beautiful beaches,  
and experience the laid-back charm that  
makes Navarre Beach one of the Gulf Coast's  
best-kept secrets.

Don't miss this chance to secure a build-ready



piece of paradise with plans included and endless possibilities ahead.

### **Essential Information**

|          |                 |
|----------|-----------------|
| MLS® #   | 1004947         |
| Price    | \$460,000       |
| Acres    | 0.24            |
| Type     | Unimproved Land |
| Sub-Type | Unimproved Land |
| Status   | Active          |

### **Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 1474 Arkansas Street     |
| Area        | 11 - Navarre/Gulf Breeze |
| Subdivision | NO RECORDED SUBDIVISION  |
| City        | Navarre                  |
| County      | Santa Rosa               |
| State       | FL                       |
| Zip Code    | 32566                    |

### **Amenities**

|            |                                          |
|------------|------------------------------------------|
| Utilities  | Public Sewer, Public Water, Tap Fee Paid |
| View       | Gulf, Sound                              |
| Water View | Gulf, Sound                              |

### **Exterior**

|                 |                  |
|-----------------|------------------|
| Lot Description | Survey Available |
|-----------------|------------------|

### **School Information**

|            |                                 |
|------------|---------------------------------|
| Elementary | Holley-Navarre Primary-Intermed |
| Middle     | Holley-Navarre                  |
| High       | Navarre                         |

### **Additional Information**

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

### **Listing Details**

|                |                      |
|----------------|----------------------|
| Listing Office | Corcoran Reverie SRB |
|----------------|----------------------|

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