

\$209,900 - 151 Cypress Psge Lot 11b, Santa Rosa Beach

MLS® #1007718

\$209,900

Bedroom, Bathroom,
Unimproved Land on 0.09 Acres

CYPRESS DUNES, Santa Rosa Beach, FL

Build Your Beach Home Just Minutes from the Emerald Coast. Cypress Dunes is a charming, gated community on the west end of Scenic Highway 30A, bordering Topsail Hill Preserve State Park. Residents enjoy an infinity-edge pool and sunset viewing deck overlooking the Gulf.

Lot 11B is tucked near a quiet cul-de-sac & is one of the last home sites in Phase II. Approximately 44' x 78' x 47' x 78', this 0.09-acre lot backs to a green space and is steps from the Phase II pool, with its own cascading waterfall & fountain. With Phase II now nearing complete build-out, Lot 11B offers the rare advantage of building into an established neighborhood surrounded by completed homes rather than an active construction zone, with the community's coastal cottage character already in place. Four HOA-approved builders give you the flexibility to compare approaches & pricing rather than commit to a single vision, all within architectural guidelines that keep the community's refined coastal character intact. Cypress Dunes' resort-style amenity center includes a clubhouse with a kitchen, infinity-edge pool with Gulf views, hot tub, fitness center, and outdoor fireplace, plus a 2nd floor balcony overlooking the Gulf & Topsail Preserve. Enjoy tennis & pickleball courts & scenic boardwalks over the community's distinctive and natural cypress



pond. Cypress Dunes puts you minutes from Gulf Place, Santa Rosa Beach Club, & Grand Boulevard. Buyer to verify all Dimensions & Information.

Essential Information

MLS® #	1007718
Price	\$209,900
Acres	0.09
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	151 Cypress Psge Lot 11b
Area	17 - 30A West
Subdivision	CYPRESS DUNES
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Electric, Public Sewer, Public Water, Gas Available
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Exterior

Lot Description	Covenants, Sidewalk, Survey Available
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School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Zoning	Resid Single Family
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Listing Details

Listing Office	EXP Realty LLC
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