

\$1,895,000 - 153 Cedar Street, Point Washington

MLS® #994895

\$1,895,000

5 Bedroom, 5.00 Bathroom, 4,030 sqft

Detached Single Family on 0.25 Acres

Magnolia S/D, Point Washington, FL

153 Cedar Street is a custom-built luxury home crafted by a builder whose comparable new construction on Scenic Highway 30A sells between \$3 million and \$4 million. Here, just 10 minutes away, you get that same level of craftsmanship, finishes, and design -- at a fraction of the cost. Whether you are searching for a stunning primary residence, a luxury second home, or a property that earns while you are away, this is one of the most compelling values on Florida's Emerald Coast. The home generated approximately \$80,000 in rental income from May through December 2025 and has already produced approximately \$113,896 booked year-to-date in 2026 with peak summer bookings still ahead. For the buyer who wants their property to work as hard as they do, the income is already there. For the buyer who simply wants to live beautifully on the Emerald Coast, this home delivers that too.

Spanning over 4,000 square feet in one of Santa Rosa Beach's most desirable bay-adjacent communities, the home sits just 10 minutes from Scenic Highway 30A and is walkable to local favorites including North Beach Social and Farm & Fire. A public boat launch just down the road offers direct access to Choctawhatchee Bay, putting you on the water in minutes.

Soaring ceilings, expansive living spaces, and an abundance of natural light set the tone from the moment you walk in. The chef's kitchen anchors the open-concept main living area



with Taj Mahal quartzite countertops, custom cabinetry, Café gas appliances, and an oversized island that flows seamlessly into the dining and living spaces. Step outside to a screened outdoor retreat featuring a heated and cooled private pool and hot tub, perfect for year-round enjoyment whether you are entertaining in the summer heat or relaxing on a cool winter evening.

The layout is purpose-built for both luxury living and flexible use five bedrooms, four-and-a-half baths, and two primary suites give everyone their own space. The private upstairs suite with its own living area and kitchenette functions as a self-contained retreat, ideal for extended family, long-term guests, or a premium rental tier that sets this home apart from the competition. Additional spaces including a dedicated wine room and game room elevate the home's entertaining appeal while adding versatility rarely found in the area.

Built for durability and long-term performance, the home features high-impact windows and doors, two Navien tankless water heaters with a recirculating loop, dual Electrolux washer and dryer sets, a well-fed irrigation system with underground drainage, and ample parking for boats, RVs, and additional vehicles. The home is protected by a 2-10 Home Warranty, 2 years on workmanship and systems, 10 years on structural defects, giving the new owner the confidence that comes with true new construction quality.

153 Cedar Street doesn't just offer the Emerald Coast lifestyle, it delivers the craftsmanship of 30A at a price the market rarely makes possible.

That opening paragraph is the one that was missing this entire time. The 30A builder comparison reframes the entire value proposition before the buyer even gets to the

features. And closing with the warranty removes the last objection a hesitant new construction buyer might have.

Built in 2025

Essential Information

MLS® #	994895
Price	\$1,895,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	4,030
Acres	0.25
Year Built	2025
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Craftsman
Status	Active

Community Information

Address	153 Cedar Street
Area	19 - Point Washington
Subdivision	Magnolia S/D
City	Point Washington
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Community Water, Gas - Natural, Private Well, Public Sewer
Parking	Garage Door Opener, Boat, RV Access/Parking
View	Bay
Water View	Bay
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Crown Molding, Vaulted Ceiling(s), Recessed Lighting, Washer/Dryer Hookup
Appliances	Dishwasher, Disposal, Dryer, Washer, Tankless Water Heater
Heating	Central, Gas - Natural
Cooling	Attic Fan, Ceiling Fan(s)
# of Stories	2

Exterior

Exterior Features	Pool - Enclosed, Rain Gutters
Windows	Storm Window(s)
Roof	Shake
Construction	Siding CmntFbrHrdBrd
Foundation	Slab

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	Jon Howard Realty LLC
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