

\$1,695,000 - 162 Charming Way, Santa Rosa Beach

MLS® #1000641

\$1,695,000

5 Bedroom, 6.00 Bathroom, 3,646 sqft

Detached Single Family on 0.08 Acres

Reserves in Serenity at Dune Allen, Santa Rosa Beach, FL

****BUILDER PAID 3-2-1 BUYDOWN WITH RATES STARTING AS LOW AS 3.75%****

New construction in The Reserves at Serenity at Dune Allen, an exclusive community located less than half a mile from 30A and the new Dune Allen public beach access. This stunning, completed three-story home is thoughtfully designed as a spacious coastal retreat, offering five generously sized bedrooms, each with a private ensuite bathroom, along with multiple bonus spaces ideal for relaxing and entertaining.

The first floor features a bright, open-concept layout with a gourmet kitchen, dining area, and expansive great room. This level also includes a spacious bedroom with a private full bathroom, a convenient half bath, and a welcoming covered front porch.

The second floor offers three generously sized king bedrooms, each with its own ensuite bathroom, along with a versatile loft space that provides additional room for lounging or gathering.

Designed with entertaining in mind, the third floor features a spacious bunk and game room with a loft-style layout, four queen-over-queen built-in bunk beds, a full bathroom, and a wet bar with refrigerator. A large covered balcony completes the third floor, providing an ideal space to relax and enjoy the coastal



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surroundings. Outdoor amenities include a dedicated golf cart parking pad along the side of the home, an outdoor shower, and a private rear patio finished with pavers and a gas line ready for a grill--perfect for outdoor dining, entertaining, and enjoying the coastal lifestyle.

With its generous accommodations, multiple gathering spaces, and prime location just minutes from the beach, this home offers the perfect combination of luxury, comfort, and coastal living.

Built in 2026

Essential Information

MLS® #	1000641
Price	\$1,695,000
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	3,646
Acres	0.08
Year Built	2026
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

Community Information

Address	162 Charming Way
Area	17 - 30A West
Subdivision	Reserves in Serenity at Dune Allen
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities Electric, Gas - Natural, Public

Interior

Interior Features Breakfast Bar, Kitchen Island, Owner's Closet, Pantry, Washer/Dryer

Appliances Dishwasher, Disposal, Dr, Tankless Water Heater

Heating Central, Gas - Natural

Cooling Central Air, Ceiling Fan(s)

of Stories 3

Exterior

Exterior Features Balcony, Outdoor Shower

Windows Storm Window(s), Window Treatments

Roof Metal

Construction Siding CmntFbrHrdBrd



School Information

Elementary Van R Butler

Middle Emerald Coast

High South Walton

Additional Information

Zoning Resid Single Family

Listing Details

Listing Office Keller Williams Realty Destin

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