

\$1,800,000 - 220 N Saint Francis Drive, Miramar Beach

MLS® #1009982

\$1,800,000

6 Bedroom, 5.00 Bathroom, 3,155 sqft

Detached Single Family on 0.09 Acres

EMERALD WATERS VILLAGE, Miramar Beach, FL

A private courtyard pool anchors this fully furnished contemporary residence in gated Emerald Waters Village, bringing resort-style outdoor living to the center of the home. Built in 2019 and spanning approximately 3,155 square feet across two levels, the residence offers seven sleeping rooms and four baths, a two-car garage, and accommodations for up to 16 guests. Deeded beach access, easily reached through the footpath and gate from the community to "Old 98".

Rather than placing the pool behind the house, the architecture wraps around it, with floor-to-ceiling black-framed glass along two sides and a covered loggia on the third. The kitchen, living and dining areas open directly to the courtyard, keeping the water in view throughout much of the main level. The result is a pool that functions as a second living room rather than a separate outdoor amenity.

Under the covered loggia, a plank wood ceiling, recessed lighting and ceiling fan create a comfortable gathering space with a mounted television, built-in grill and dining area. Travertine pavers, river-rock borders, mosaic waterline tile and color-changing pool lighting complete the courtyard, extending its use from afternoons by the water to dinner and night swimming.

Inside, raised ceilings, hardwood and tile



flooring, designer lighting and warm wood accents give the contemporary interiors texture and depth. The kitchen centers on a waterfall-edge island and Thermador appliances, while a linear gas fireplace anchors a private courtyard pool. This fully furnished contemporary residence in gated Emerald Waters Village, bringing resort-style outdoor living to the center of the home. Built in 2019 and spanning approximately 3,155 square feet across two levels, the residence offers seven sleeping rooms and four baths, a two-car garage, and accommodations for up to 16 guests. Deeded beach access, easily reached through the footpath and gate from the community to "Old 98".

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Inside, raised ceilings, hardwood and tile flooring, designer lighting and warm wood accents give the contemporary interiors texture and depth. The kitchen centers on a waterfall-edge island and Thermador appliances, while a linear gas fireplace anchors a wood-clad feature wall. The first-floor primary suite includes a sitting area and walk-in closet.

Upstairs, a wet bar and a second family room provides the perfect gathering space and creates separation among the sleeping areas, while bunk accommodations contribute to the home's guest capacity. Built-in shelving, a wet bar and an owner's closet add functionality for both personal stays and rental use.

The property is offered fully furnished with a two-car garage and additional driveway parking. Emerald Waters Village is a gated, short-term-rental-friendly community with two community pools, including one just steps from the home. Positioned on a cul-de-sac and steps from the beach pedestrian gate to the deeded beach access. The golf-cart-friendly location sits between Destin and 30A, with Grand Boulevard, Baytowne Wharf, Silver Sands and the restaurants, shopping and entertainment of the Emerald Coast within easy reach.

With a private pool at the heart of the architecture, accommodations for up to 16 and an established rental setup, the home combines the features of a coastal retreat with the practical advantages of a turnkey second home or investment property.

Built in 2019

Essential Information

MLS® #	1009982
Price	\$1,800,000
Bedrooms	6
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,155
Acres	0.09
Year Built	2019
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Contemporary
Status	Active

Community Information

Address	220 N Saint Francis Drive
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Area	15 - Miramar/Sandestin Resort
Subdivision	EMERALD WATERS VILLAGE
City	Miramar Beach
County	Walton
State	FL
Zip Code	32550

Amenities

Utilities	Electric, Gas - Natural, Phone, Public Water, TV Cable, Underground
Parking	Garage Door Opener, Guest, Garage
# of Garages	2
Has Pool	Yes
Pool	Heated, In Ground

Interior

Interior Features	Breakfast Bar, Bookcases, Vaulted Ceiling(s), Fireplace, Kitchen Island, Recessed Lighting, Track Lighting, Owner's Closet, Pantry, Shelving, Split Bedroom, Washer/Dryer Hookup, Wet Bar
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range Hood, Refrigerator, Washer, Tankless Water Heater
Heating	Gas - Natural
Cooling	Ceiling Fan(s)
# of Stories	2

Exterior

Exterior Features	Outdoor Grill, Balcony, Private Yard, Lawn Pump, Outdoor Shower, Sprinkler System, Rain Gutters
Lot Description	Covenants, Cul-De-Sac, Easements, Irregular Lot, Restrictions, Survey Available, Within 1/2 Mile to Water
Windows	Double Pane Windows, Storm Window(s), Window Treatments
Roof	Metal
Construction	Frame, Roof Pitched, Stucco, Trim Vinyl
Foundation	Slab

School Information

Elementary	Destin
Middle	Destin
High	Destin

Additional Information

Zoning

Resid Single Family

Listing Details

Listing Office

Compass

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