

\$850,000 - 22100 Trumpet Trail, Panama City Beach

MLS® #998506

\$850,000

Bedroom, Bathroom,
Unimproved Land on 1.26 Acres

WILD HERON PHASE I, Panama City Beach,
FL

One of the largest waterfront homesites in Wild Heron, this exceptional 1.26-acre estate property offers a rare opportunity to build a custom luxury residence on the shores of Lake Powell, North America's largest coastal dune lake. Complete with a private boat slip, preserve frontage, and access to the Gulf of Mexico, this homesite combines privacy, natural beauty, and an unparalleled waterfront lifestyle.

Lake views, protected preserve, and only one neighbor on a private road create an extraordinary setting for a one-of-a-kind coastal retreat. With over an acre of prime waterfront land, there is ample space to design a remarkable estate with resort-style outdoor living, a pool and guest houses with nearly 20,000 buildable sq feet.

Located within the exclusive gated community of Wild Heron, residents can enjoy the scenic walking trails around Greg Norman-designed Sharks Tooth Golf Course, a lakeside boathouse, resort-style pool, fitness center, tennis and pickleball courts. Just minutes from 30A, Rosemary Beach, and the Gulf's white-sand beaches, this property offers the perfect balance of luxury, recreation, and coastal serenity.

Rarely does a homesite of this size and caliber become available. Offering lake frontage



acreage with only one neighboring lot, preserve views, a private boat slip, and access to one of the world's rarest coastal dune lake ecosystems, 22100 Trumpet Trail is an exceptional opportunity to create a unbelievable waterfront estate!

Essential Information

MLS® #	998506
Price	\$850,000
Acres	1.26
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	22100 Trumpet Trail
Area	27 - Bay County
Subdivision	WILD HERON PHASE I
City	Panama City Beach
County	Bay
State	FL
Zip Code	32413

Amenities

Utilities	Community Sewer, Community Water, Electric, Gas - Natural, Underground
View	Lake
Is Waterfront	Yes
Waterfront	Lake Front, Waterfront, Coastal Dune Lakes
Water View	Lake

Exterior

Lot Description	Cul-De-Sac, Survey Available, Within 1/2 Mile to Water, Wooded
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School Information

Elementary	West Bay
Middle	Surfside

High Arnold

Additional Information

Zoning Resid Single Family

Listing Details

Listing Office Corcoran Reverie SRB

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