

\$3,500,000 - 255 E Seahorse Circle, Santa Rosa Beach

MLS® #998146

\$3,500,000

8 Bedroom, 9.00 Bathroom, 3,526 sqft

Detached Single Family on 0.24 Acres

DUNE ALLEN 1ST ADDN, Santa Rosa Beach, FL

Short term rental powerhouse featuring a brand new 2023 build on scenic 30A with Gulf and coastal dune lake views, 8 bedrooms each with private baths, multiple indoor/outdoor living spaces including a 4th-story covered dining deck, private seasonally heated pool, and massive 19 person sleeping capacity to maximize revenue.

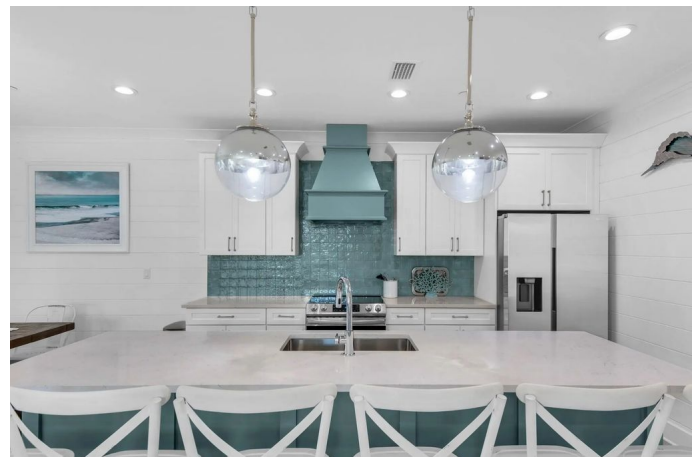
Designer furnishings, professional photography and full inventory to convey for immediate revenue generation.

Less than 1/3 mile to 30A's newest beach access ensures high occupancy. Includes a free six-seater golf cart, grill, and two paddleboards for added guest appeal.

Designed from the ground up to ensure easy, low cost maintenance and best possible yield.

Do an Internet search on Legacy Beach Homes of Destin, Florida to view real time calendars for availability Seller is listing over \$100 million worth of properties from their portfolio (35 large STRs in the Destin/Miramar/30A area with an average appraisal value of slightly over \$3M each.).

The seller is only selling 10% of the portfolio. Seller will withdraw this and/or any other remaining listings once the first \$10 million (approximately) in sales have been achieved.



Seller (Equisource Holdings dba Legacy Beach Homes) does not disclose property-level rental revenue data. Buyer to perform their own due diligence regarding income potential. However, the appraisal in the document section of this listing may include the appraiser's revenue projection.

Seller will make all reasonable efforts to facilitate the transfer of future reservations.

The Seller does not have to sell. Property has been priced based on recent appraisal and reflects the seller's minimum acceptable price.

Most recent appraisal and inspections in docs section

Built in 2023

Essential Information

MLS® #	998146
Price	\$3,500,000
Bedrooms	8
Bathrooms	9.00
Full Baths	8
Half Baths	1
Square Footage	3,526
Acres	0.24
Year Built	2023
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Contemporary
Status	Active

Community Information

Address	255 E Seahorse Circle
Area	17 - 30A West
Subdivision	DUNE ALLEN 1ST ADDN

City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Public Sewer, Public Water
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Interior

Cooling	Central Air
# of Stories	4

School Information

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

Additional Information

Zoning	Resid Single Family
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Listing Details

Listing Office	Century 21 Wimco Realty Inc
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