

\$539,900 - 300 Brighton Cove, Freeport

MLS® #1006905

\$539,900

3 Bedroom, 3.00 Bathroom, 2,595 sqft
Detached Single Family on 0.50 Acres

HAMMOCK BAY, Freeport, FL

SELLER OFFERING \$10,000 CLOSING CREDIT with acceptable offer. Located in the highly sought-after Hammock Bay community! Situated toward the back of the neighborhood on an impressive half-acre wooded view lot, this meticulously maintained home offers both privacy and plenty of room to spread out. The long driveway provides abundant parking and leads to an oversized three-car garage featuring a durable epoxy-coated floor.

Inside, you'll find a functional and elegant floor plan designed for today's lifestyle. A dedicated office provides the perfect work-from-home space, while the formal dining room is ideal for hosting family dinners and special occasions. The spacious primary suite offers a relaxing sitting area, creating the perfect retreat at the end of the day. Two secondary bedrooms are connected by a convenient Jack-and-Jill bathroom, making the layout ideal for family or guests. The washer and dryer convey, making your move even easier.

Step outside to enjoy the peaceful wooded backdrop from the large screened-in porch or entertain on the extended paver patio overlooking the expansive backyard. With a half-acre homesite, you'll have endless possibilities for outdoor living, gardening, recreation, or simply enjoying the extra space. A 10x14 storage shed offers plenty of room for tools, lawn equipment, and seasonal storage. Additional features include a gas water heater,



gutters surrounding the entire home, termite protection, and a private well-fed irrigation system with a filtration system designed to help prevent rust staining on the home's exterior and concrete surfaces.

As an added bonus, the HOA includes cable service, adding even more value to this exceptional property.

Beyond the home itself, you'll love the unmatched lifestyle that Hammock Bay offers. Residents enjoy resort-style pools, miles of scenic walking, biking, and nature trails, tennis and pickleball courts, playgrounds, fitness facilities, and beautifully maintained green spaces. The community's vibrant Town Center, known as The Windmills, features a charming general store, brewery, food truck court, and a lively event stage that hosts community gatherings, movie nights, concerts, farmers markets, and seasonal events throughout the year. It's a neighborhood where neighbors become friends and there's always something to enjoy just minutes from your front door.

If you've been searching for a home that combines space, privacy, thoughtful upgrades, and meticulous maintenance with one of Northwest Florida's most amenity-rich communities, 300 Brighton Cove is ready to welcome you home.

Buyer to verify all information.

Built in 2018

Essential Information

MLS® #	1006905
Price	\$539,900
Bedrooms	3

Bathrooms	3.00
Full Baths	3
Square Footage	2,595
Acres	0.50
Year Built	2018
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Traditional
Status	Active

Community Information

Address	300 Brighton Cove
Area	20 - Freeport
Subdivision	HAMMOCK BAY
City	Freeport
County	Walton
State	FL
Zip Code	32439

Amenities

Utilities	Electric, Gas - Natural, Public Sewer, Public Water, TV Cable
Parking	Oversized
# of Garages	3

Interior

Interior Features	Tray Ceiling(s), Pantry, Split Bedroom, Washer/Dryer Hookup
Appliances	Dishwasher, Disposal, Dryer, Microwave, Washer, Gas Water Heater
Heating	Gas - Natural
Cooling	Central Air, Ceiling Fan(s)
# of Stories	1

Exterior

Exterior Features	Lawn Pump, Sprinkler System, Yard Building, Rain Gutters
Lot Description	Cleared, Covenants, Cul-De-Sac, Curb & Gutter, Sidewalk, Survey Available
Roof	Shake
Construction	Brick

School Information

Elementary	Freeport
Middle	Freeport
High	Freeport

Additional Information

Zoning	Resid Single Family
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Listing Details

Listing Office	1 Percent Lists Florida Coast
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