

\$3,200 - 316 Branch Hill Park, Niceville

MLS® #1009260

\$3,200

4 Bedroom, 3.00 Bathroom, 2,322 sqft
Single Family Residence on 0.33 Acres

ROCKYWOOD PH 5, Niceville, FL

Gorgeous (custom-built) home in the HEART of Niceville! You'll love the spacious and private feel of this 4BR/2.5BA brick home, at the end of a cul-de-sac in the highly sought after Rocky Bayou neighborhood. With over 2,300 sq ft of living space, you'll have plenty of options to fit your lifestyle. The Entryway and Living Area feature stunning two story ceilings providing lots of natural light. Meanwhile, the eat-in Kitchen w/ bar area can accommodate casual meals. If formal dining is more your style...an adjacent dining room (which could also serve as a home office or flex room) is available. The Master Bedroom suite is conveniently located on the main floor and offers a true retreat w/ Jacuzzi Tub, Double Vanities, and separate Shower. Upstairs, you'll find 3 more spacious bedrooms and a full bath.

This home has been very well maintained and offers many things other rental properties do not. Stainless Steel appliances and a gas oven range are just two of the premium finishes you'll find throughout the home. The laundry area is HUGE and can easily accommodate an extra fridge or freezer. The backyard feels like a nature preserve, and with lawn service included...you can focus on more time with friends and family. Oversized back patio gives complete privacy and relaxing vibes. LVP flooring throughout the main floor, with tile floors in all bathrooms. Gas Fireplace for those cool winter evenings. Very close to the Publix



shopping area, Rocky Bayou Country Club and multiple walking/biking paths.

Don't miss your opportunity to lease this wonderful property!! Contact us today for your private showing!!

Sorry...no pets allowed.

Built in 2003

Essential Information

MLS® #	1009260
Price	\$3,200
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,322
Acres	0.33
Year Built	2003
Type	Single Family Residence
Sub-Type	Single Family Residence
Style	Contemporary
Status	Active

Community Information

Address	316 Branch Hill Park
Area	13 - Niceville
Subdivision	ROCKYWOOD PH 5
City	Niceville
County	Okaloosa
State	FL
Zip Code	32578

Amenities

Parking	Garage Door Opener, Garage
# of Garages	2
Is Waterfront	Yes

Waterfront Creek

Interior

Interior Features Breakfast Bar, Vaulted Ceiling(s), Split Bedroom
Appliances Dishwasher, Disposal, Microwave, Refrigerator, Gas Water Heater
Heating Natural Gas
Cooling Central Air
of Stories 2

Exterior

Lot Description Covenants, Cul-De-Sac, Easements, Restrictions, Sidewalk, Within 1/2
Mile to Water
Construction Frame, Brick, Siding Brick Front, Siding Vinyl, Trim Vinyl
Foundation Slab

School Information

Elementary Plew
Middle Ruckel
High Niceville

Additional Information

Zoning Resid Single Family

Listing Details

Listing Office Carriage Hills Realty Inc

DISCLAIMER: Information Deemed Reliable but not guaranteed. The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. All listings are provided courtesy of the Emerald Coast Association of Realtors, Copyright 2026, All rights reserved. Vendors Member Number : 28325
Listing information last updated on September 13th, 2026 at 12:07pm CDT