

\$1,325,000 - 33 Sugar Sand Lane, Santa Rosa Beach

MLS® #993896

\$1,325,000

4 Bedroom, 4.00 Bathroom, 2,285 sqft

Detached Single Family on 0.08 Acres

SUGAR SAND LANE, Santa Rosa Beach, FL

Ideally positioned in the heart of Seagrove, this charming coastal cottage offers an exceptional 30A lifestyle just four homes off scenic Highway 30A and only a short walk to the new public beach access located across from Café Thirty-A. With one of the most desirable locations along 30A, owners and guests will appreciate the convenience of easy beach access, nearby dining, shopping, and biking paths, all just steps away.

Designed for both relaxed coastal living and strong rental appeal, the home features an open-concept living, dining, and kitchen area that creates an inviting space for gathering and entertaining. The well-appointed kitchen includes a gas range, granite countertops, stainless steel appliances, and breakfast bar, seamlessly connecting to the dining area and spacious living room. The second floor serves as a private retreat with a primary suite and en-suite bath, along with a comfortable sitting area just outside the bedroom. This level also features a bunk room, a full bath and a full laundry room, making the layout ideal for maximizing rental occupancy and guest comfort.

The third level adds valuable flexibility with a large bonus room, additional sleeping accommodations, and a full bath perfect for hosting extended family or increasing rental capacity. Outdoor living is highlighted by the covered open-air deck, spacious enough for dining and entertaining.

Whether used as a second home or a fully



rental-ready investment, this property combines a highly walkable Seagrove location, easy beach access, and a versatile floor plan designed to meet the needs of today's buyers and vacation renters alike.

Built in 2018

Essential Information

MLS® #	993896
Price	\$1,325,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,285
Acres	0.08
Year Built	2018
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Active

Community Information

Address	33 Sugar Sand Lane
Area	18 - 30A East
Subdivision	SUGAR SAND LANE
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Electric, Gas - Natural, Public Sewer, Public Water, TV Cable, Tap Fee Paid, Underground
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Interior

Interior Features	Breakfast Bar, Crown Molding, Kitchen Island, Owner's Closet, Pantry, Washer/Dryer Hookup, Woodwork Painted
Appliances	Dishwasher, Disposal, Dryer, Microwave, Range Hood, Washer,

	Tankless Water Heater
Heating	Heat Pump, Central, Gas - Natural
Cooling	Central Air
# of Stories	3

Exterior

Exterior Features	Outdoor Grill, Balcony, Hot Tub
Lot Description	Corner Lot, Covenants, Survey Available, Within 1/2 Mile to Water
Windows	Double Pane Windows, Window Treatments
Roof	Metal
Construction	Concrete, Frame, Trim Wood, Siding CmntFbrHrdBrd

School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Zoning	Resid Single Family
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Listing Details

Listing Office	The Mary Stephens Team
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