

\$1,699,900 - 35 Warwick Drive, Shalimar

MLS® #1007068

\$1,699,900

6 Bedroom, 6.00 Bathroom, 4,543 sqft

Detached Single Family on 0.85 Acres

Poquito Bayou, Shalimar, FL

WATERFRONT HOME with BREATHTAKING SUNSETS!!!! Come view this Beautiful 5 bedroom, 4-full, 2-1/2 baths home with a personal office or gym room. Don't forget the detached 3 car garage with 1 bedroom and half bath above. Perfect for a college student or a media room. This home was made for entertaining and the avid boater. Enjoy 3 boats lifts. The 3rd lift was added in 2024 (20,000) lb. lift. In July. 2026 the 4x37 access to pier and 48x36 covered boathouse with 2 slips and interior catwalks, upper deck and covered deck with boathouse were sealed with 10-year Valspar stain & sealer. In 2023, all new ceiling fans, new light fixtures, toilets, sinks, countertops and vanities in bathrooms, bathroom mirrors, remodeled shower in master, ceilings scraped throughout and painted, shiplap added in master bedroom, master bathroom, other bathrooms, "new hardware and faucet in the kitchen, master shower, guest shower, doors, sinks. Other upgrades in 2023, the home received all new Interior and Exterior paint, new upper cabinets in 2 of the bathrooms, tile flooring in the lower hallway. 2 baths and laundry room. A metal roof was installed on the home in 2012. In 2016 the kitchen was remodeled and more updates added in 2023. In 2016 new roof was installed on the detached garage, 2017 electrical wiring and gas were installed with a whole house generator. Updates and controllers were added to the generator in 2022. In 2019 11 windows in back of the home



were replaced with high impac glass. The kitchen and den open up through French doors to a 23x40 covered back porch.

Whether you're having a cup of coffee or ending the day with a glass of wine, this is a perfect setting! There's an extended gas grill in place for all your cookouts and the area is large enough for several sets of patio furniture.

If you decide to take the party to the docks, you'll enjoy the beach area for everyone to play, float and put the paddle boards or kayaks in the water. Enjoy two separate decks with some covered area by the boat house for those who would like to be on the water, but need some shade. Don't worry about storage for all the floats. The boat house is big enough to store your fishing gear, crab traps, floats and enjoy a quick shower before coming back up to the house. The outside shower is located up on the deck next to the boathouse. Everything is covered! Don't forget about all the dolphins that you'll get to see along with all the other marine life. This is a Very Special property in a very sought out area in Poquito Bayou. Minutes away from Eglin, and Special forces. It sits further back in the bayou yet minutes away from Crab Island, shopping and restaurants by boat. Upkeep of the yard is made easy with the updated sprinkler system in 2023. Call today for a viewing!

Built in 1979

Essential Information

MLS® #	1007068
Price	\$1,699,900
Bedrooms	6
Bathrooms	6.00
Full Baths	4
Half Baths	2
Square Footage	4,543
Acres	0.85

Year Built	1979
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Contemporary
Status	Active

Community Information

Address	35 Warwick Drive
Area	12 - Fort Walton Beach
Subdivision	Poquito Bayou
City	Shalimar
County	Okaloosa
State	FL
Zip Code	32579

Amenities

Utilities	Electric, Gas - Natural, Public Sewer, Public Water, TV Cable
Parking	Garage Door Opener, Boat, Garage Detached, Guest, Oversized, RV Access/Parking
# of Garages	3
View	Bayou
Is Waterfront	Yes
Waterfront	Bayou
Water View	Bayou

Interior

Interior Features	Central Vacuum, Breakfast Bar, Bookcases, Vaulted Ceiling(s), Fireplace, Kitchen Island, Recessed Lighting, Shelving, Split Bedroom, Washer/Dryer Hookup, Natural Woodwork
Appliances	Dishwasher, Disposal, Microwave, Gas Water Heater
Heating	Central, Gas - Natural
Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
Fireplaces	EPA Qualified Fireplace
# of Stories	2

Exterior

Exterior Features	Boat Slip, Columns, Dock, Lawn Pump, Outdoor Shower, Sprinkler System
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Lot Description	Wooded
Windows	Double Pane Windows, Window Treatments
Roof	Metal
Construction	Frame, Stone, Wood Siding, Siding CmntFbrHrdBrd
Foundation	Slab

School Information

Elementary	Shalimar
Middle	Meigs
High	Choctawhatchee

Additional Information

Zoning	Resid Single Family
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Listing Details

Listing Office	LPT Realty LLC
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