$1,225,000 - 364 Amelia Lane, Santa Rosa Beach

MLS® #1003225

$1,225,000
5 Bedroom, 4.00 Bathroom, 2,858 sqft
Detached Single Family on 0.70 Acres

BAY MAGNOLIA, Santa Rosa Beach, FL

Point Washington Home With Carriage House, $150K+ in Improvements and Bayfront Beach & Park Access!

Tucked away in the peaceful Bay Magnolia community of Point Washington, this thoughtfully updated home offers the space, character and flexibility that are increasingly difficult to find near 30A. The main residence features Brazilian hardwood floors, generous living areas and a beautifully remodeled primary bathroom completed in 2024 as part of more than $150,000 in recent improvements.

The property includes four bedrooms in the main home, along with a detached carriage house offering a fifth bedroom, full bathroom and private living space. Previously rented, the carriage house creates options for guests, multigenerational living, a private office or potential supplemental income.

Outdoor living is equally inviting, with room to relax, entertain and enjoy the quieter side of coastal living. A neighborhood path leads to the community bayfront park, where residents can take in peaceful Choctawhatchee Bay views without leaving the neighborhood.

Located just minutes from Grayton Beach, Seaside, the beaches of 30A, dining, shopping and area schools, 364 Amelia Lane offers convenient access to everything South Walton is known for while providing a private retreat

away from the crowds. With extensive recent improvements, flexible living arrangements and a location that blends nature with convenience, flexible living arrangements and a location that blends nature with convenience, this is a home designed for both everyday living and the seasons ahead.

Built in 2006

Essential Information

MLS® #	1003225
Price	$1,225,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,858
Acres	0.70
Year Built	2006
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Active

Community Information

Address	364 Amelia Lane
Area	19 - Point Washington
Subdivision	BAY MAGNOLIA
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Community Sewer, Community Water, Electric, Gas - Natural, Private Well, TV Cable
Parking	Detached, Garage Detached, Oversized, Garage
# of Garages	2

Interior

Interior Features	Breakfast Bar, Vaulted Ceiling(s), In-Law Floorplan, Kitchen Island, Track Lighting, Pantry, Split Bedroom
Appliances	Cooktop, Dishwasher, Disposal, Microwave, Electric Water Heater, Tankless Water Heater
Heating	Central, Gas - Natural
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Private Yard, Separate Bldg Rent, Separate Living Area
Lot Description	Interior Lot, Irregular Lot, Within 1/2 Mile to Water, Wooded
Windows	Skylight(s)
Roof	Metal
Construction	Siding CmntFbrHrdBrd

School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Zoning	Resid Single Family

Listing Details

Listing Office	Coldwell Banker Realty

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Listing information last updated on September 13th, 2026 at 6:52am CDT