

# \$175,000 - 382 N 9th Street, DeFuniak Springs

MLS® #1010300

**\$175,000**

4 Bedroom, 2.00 Bathroom, 2,312 sqft

Detached Single Family on 0.34 Acres

TOWN OF DEFUNIAK SPRINGS, DeFuniak Springs, FL

Whether you have a wild, artistic side - or you've always had the innate ability to see what a property COULD BE - this storybook 1939 cottage is a seriously cool project. But don't read "project" as dilapidated. No, no - this property actually feels incredibly solid. The tongue-and-groove is practically everywhere, and the arched door frames lend character you simply can't recreate. Located in downtown DeFuniak Springs, directly across from Harbeson Field - you even have an opportunity to use this as a commercial space with city approval. Currently zoned C-2 with Future Land Use as LDR, Low Density Residential (documents attached). The cottage is over 2300SF with spacious rooms - and the upstairs has the potential to be an amazing master suite, or simply where all the kids sleep and hang out. Is she covered in vines? She is. Is she also covered in possibilities? Absolutely she is. Don't dismiss this one if you're the creative type, an investor looking for a new flip, or the entrepreneur looking for a new location for your business. The city currently offers 50-50 matching grants through the CRA for both residential and commercial, from \$15-30k for exterior improvements ([defuniaksprings.net](http://defuniaksprings.net) for details; conditions apply). Sharply priced to attract buyer attention. Cash or conventional financing only.

Built in 1939



## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | 1010300                |
| Price          | \$175,000              |
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 2,312                  |
| Acres          | 0.34                   |
| Year Built     | 1939                   |
| Type           | Detached Single Family |
| Sub-Type       | Detached Single Family |
| Style          | Traditional            |
| Status         | Active                 |

## Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 382 N 9th Street         |
| Area        | 23 - North Walton County |
| Subdivision | TOWN OF DEFUNIAK SPRINGS |
| City        | DeFuniak Springs         |
| County      | Walton                   |
| State       | FL                       |
| Zip Code    | 32433                    |

## Amenities

|           |                                          |
|-----------|------------------------------------------|
| Utilities | Gas - Propane, Public Water, Septic Tank |
|-----------|------------------------------------------|

## Interior

|                   |                                                                                  |
|-------------------|----------------------------------------------------------------------------------|
| Interior Features | Vaulted Ceiling(s), Fireplace, Walls Paneled, Woodwork Painted, Natural Woodwork |
| Appliances        | Range Hood, Electric Water Heater                                                |
| Heating           | Wood Stove                                                                       |
| Cooling           | None, Ceiling Fan(s)                                                             |
| # of Stories      | 2                                                                                |

## Exterior

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior Features | Yard Building, Rain Gutters             |
| Lot Description   | Level, Within 1/2 Mile to Water, Wooded |
| Windows           | Window Treatments                       |
| Roof              | Metal, Shake                            |

Construction                Frame, Wood Siding, Trim Wood

**School Information**

Elementary                West Defuniak  
Middle                    Walton  
High                        Walton

**Additional Information**

Zoning                    City, Commercial, Resid Single Family

**Listing Details**

Listing Office            Kim & Company

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