

# \$1,595,000 - 46 Crystal Court, Santa Rosa Beach

MLS® #1009889

**\$1,595,000**

4 Bedroom, 3.00 Bathroom, 1,896 sqft

Detached Single Family on 0.10 Acres

GULF MIST S/D, Santa Rosa Beach, FL

Set on a quiet cul-de-sac in the Gulf Mist community of Seagrove Beach, 46 Crystal Court offers deeded beach access directly across Scenic Highway 30A, with two additional public beach accesses just moments away. This intimate, low-density neighborhood offers a private community pool and the rare kind of quiet that comes with only a handful of homes sharing the street. Guests enter off the front porch into an updated kitchen finished with granite countertops, a tile backsplash, stainless steel appliances, and a separate island. Tile flooring runs throughout the main level, where the open living and dining areas are anchored by a fireplace and finished with updated lighting and ceiling fans. This level opens onto a back deck and a large brick patio, complete with a separate storage building, table seating, and a shaded seating area under a pergola with room for a crowd. A laundry room, full bathroom with tub and shower, and a bedroom with twin beds round out the first floor. The driveway is framed by mature, well-kept landscaping. Upstairs, a king bedroom with a private ensuite and a full bathroom opens onto its own porch overlooking the pergola below. The primary suite offers an oversized layout with a walk-in closet and a fireplace, along with a spacious bathroom featuring a garden tub, a separate stand-up shower, and a double vanity. The primary suite opens onto a private deck of its own.

A new roof was installed in 2025. Offered fully



furnished with an established, strong rental history, 46 Crystal Court is a turnkey opportunity for a primary residence, second home, or investment property in one of 30A's most sought-after settings.

Built in 2001

### **Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | 1009889                |
| Price          | \$1,595,000            |
| Bedrooms       | 4                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,896                  |
| Acres          | 0.10                   |
| Year Built     | 2001                   |
| Type           | Detached Single Family |
| Sub-Type       | Detached Single Family |
| Style          | Beach House            |
| Status         | Active                 |

### **Community Information**

|             |                  |
|-------------|------------------|
| Address     | 46 Crystal Court |
| Area        | 18 - 30A East    |
| Subdivision | GULF MIST S/D    |
| City        | Santa Rosa Beach |
| County      | Walton           |
| State       | FL               |
| Zip Code    | 32459            |

### **Amenities**

|           |                                                                      |
|-----------|----------------------------------------------------------------------|
| Utilities | Electric, Gas - Natural, Phone, Public Sewer, Public Water, TV Cable |
|-----------|----------------------------------------------------------------------|

### **Interior**

|                   |                                                              |
|-------------------|--------------------------------------------------------------|
| Interior Features | Fireplace, Fireplace 2+, Kitchen Island, Washer/Dryer Hookup |
| Appliances        | Dishwasher, Disposal, Dryer, Washer, Electric Water Heater   |
| Heating           | Heat Pump, Gas - Natural                                     |
| Cooling           | Central Air, Ceiling Fan(s)                                  |

# of Stories                2

## Exterior

|                   |                                                |
|-------------------|------------------------------------------------|
| Exterior Features | Balcony, Sprinkler System                      |
| Lot Description   | Cul-De-Sac, Dead End, Within 1/2 Mile to Water |
| Windows           | Window Treatments                              |
| Roof              | Metal                                          |
| Construction      | Frame, Roof Pitched, Siding CmntFbrHrdBrd      |
| Foundation        | Slab                                           |

## School Information

|            |               |
|------------|---------------|
| Elementary | Dune Lakes    |
| Middle     | Emerald Coast |
| High       | South Walton  |

## Additional Information

|        |                     |
|--------|---------------------|
| Zoning | Resid Single Family |
|--------|---------------------|

## Listing Details

|                |                                       |
|----------------|---------------------------------------|
| Listing Office | Scenic Sotheby's International Realty |
|----------------|---------------------------------------|

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