

\$4,950,000 - 51 Fonville Court, Alys Beach

MLS® #1011134

\$4,950,000

4 Bedroom, 4.00 Bathroom, 2,715 sqft

Detached Single Family on 0.07 Acres

ALYS BEACH, Alys Beach, FL

Alys Beach is a town built around the courtyard, and few streets hold that idea as quietly as Fonville Court, a short, private run of white masonry that rarely changes hands. It's here that 51 Fonville sits: close to town center and the Gulf, yet set within one of Alys Beach's stiller residential pockets, moments from Raw & Juicy and the neighborhood playground. Completed in 2020, the two-story residence unfolds across four bedrooms and three-and-a-half baths. White plaster walls, wide-plank hardwood, and exposed beams give the interiors a sense of calm and craft, with light moving through the rooms from morning to dusk.

At the center, the great room opens fully to the courtyard, a gas fireplace anchoring the space. The kitchen is understated and has exactly integrated premium appliances, clean lines, a design as suited to a slow morning as to an evening with a full table.

The primary suite rests on the first floor, held apart from the guest quarters above. Upstairs, two bedrooms share a bath, while a separate guest suite claims its own full bath and private terrace.

Beyond the glass, more than 1,000 square feet of private outdoor living wraps the courtyard pool, the true heart of the home. A covered loggia and dining area draw the interiors into the open air, offering the kind of



seclusion that has become increasingly rare in this part of Alys Beach.

Impact-rated windows and doors, a tankless gas water heater, and covered parking for two complete the residence.

Deeded Gulf access lies roughly five minutes away via Turtle Bale Path, with Alys Beach's pools, fitness center, tennis and pickleball courts, sauna, dining, and town center all close at hand.

For the buyer who has waited for the right home in an established Alys Beach setting, 51 Fonville rewards a closer look.

Built in 2020

Essential Information

MLS® #	1011134
Price	\$4,950,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,715
Acres	0.07
Year Built	2020
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Other
Status	Active

Community Information

Address	51 Fonville Court
Area	18 - 30A East
Subdivision	ALYS BEACH
City	Alys Beach
County	Walton

State	FL
Zip Code	32461

Amenities

Utilities	Electric, Gas - Natural, Public Sewer, Public Water, TV Cable, Underground
Parking	Carport
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Beamed Ceilings, In-Law Floorplan
Appliances	Dishwasher, Disposal, Dryer, Microwave, Refrigerator, Washer, Tankless Water Heater
Heating	Gas - Natural
Fireplace	Yes
Fireplaces	EPA Qualified Fireplace
# of Stories	2

Exterior

Exterior Features	Balcony, Rain Gutters
Windows	Storm Window(s)
Roof	Concrete
Construction	Block, Concrete, Stucco

School Information

Elementary	Bay
Middle	Emerald Coast
High	South Walton

Additional Information

Zoning	Resid Single Family
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Listing Details

Listing Office	Compass
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