

\$899,000 - 527 Ridge Road, Santa Rosa Beach

MLS® #1006645

\$899,000

4 Bedroom, 3.00 Bathroom, 2,168 sqft

Detached Single Family on 0.34 Acres

SANTA ROSA RIDGE UNIT 2, Santa Rosa Beach, FL

Located a short distance to the beach and sitting on a rare 1/3-acre lot with no HOA, this is your canvas for a private coastal oasis -- and the heavy lifting is already done. Welcome to Santa Rosa Ridge, one of the West End of 30A's best-kept secrets. Priced \$136K under the most recent appraisal, this charming coastal cottage has been fully reimaged with a complete remodel down to the studs in 2016. That's instant equity from day one! The whole house renovation included: new electrical, plumbing, whole-home tankless water heater, full attic and wall insulation, drywall, AC ductwork with two added returns, new roof, moisture barrier, and exterior siding. Inside, a designer kitchen was reimaged featuring quartz countertops, stainless appliances, open shelving, and an oversized island. Three bathrooms were fully renovated with new cabinetry and luxury tile added throughout. The primary ensuite is a calm retreat with a private bath, barn doors, and a mid-century modern warmth. Two additional guests rooms share access to a spacious hallway bath with glass enclosed shower. The attached garage offers exceptional flexibility -- currently configured as a private guest suite or lock-out apartment with a mini kitchenette and full bath, ideal for multi-generational living or hosting. Outside is where the vision comes to life with an oversized deck and room to add a custom pool or detached carriage house, this private oasis is perfect to relax and enjoy after a long



day at the beach Half a mile from the Gulf and sitting on a rare 1/3-acre lot with no HOA, this is your canvas for a private coastal oasis -- and the heavy lifting is already done. Welcome to Santa Rosa Ridge, one of the West End of 30A's best-kept secrets. This 3-bedroom, 3-bath coastal cottage (with flex space) is offered fully-furnished and fully reimaged with a complete remodel down to the studs in 2016. The whole house renovation included: new electrical, plumbing, whole-home tankless water heater, full attic and wall insulation, drywall, AC ductwork with two added returns, new roof, moisture barrier, and exterior siding. Inside, a designer kitchen was reimaged and features quartz countertops, stainless appliances, open shelving, and an oversized island. Three bathrooms were fully renovated with new cabinetry and luxury tile added throughout. The primary ensuite is a calm retreat with a private bath, barn doors, and a mid-century modern warmth. Two additional guests rooms share access to a spacious hallway bath with glass enclosed shower. The attached garage offers exceptional flexibility -- currently configured as a private guest suite or lock-out apartment with a mini kitchenette and full bath, ideal for multi-generational living or hosting. Outside is where the vision comes to life with an oversized deck and room to add a custom pool or detached carriage house, this private oasis is perfect to relax and enjoy after a long day at the beach. Completing the outdoor space is a detached greenhouse, RV hookup and 10x16 outdoor shed. pool estimate available upon request. This coastal cottage in a non-HOA community this close to the pristine beaches of 30A offers incredible investment potential as a primary home, vacation residence or long-term rental opportunity. Turnkey, non-HOA, and minutes from the beach, golf, and the west end of 30A's best dining and charming boutiques.

Built in 1976

Essential Information

MLS® #	1006645
Price	\$899,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,168
Acres	0.34
Year Built	1976
Type	Detached Single Family
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Active

Community Information

Address	527 Ridge Road
Area	17 - 30A West
Subdivision	SANTA ROSA RIDGE UNIT 2
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Electric, Public Sewer, Public Water
Parking	Garage Door Opener, Converted Garage, Boat, Oversized, RV Access/Parking

Interior

Interior Features	Breakfast Bar, Kitchen Island, Pantry, Washer/Dryer Hookup
Appliances	Disposal, Dryer, Refrigerator, Washer, Tankless Water Heater
Heating	Central
Cooling	Central Air
# of Stories	1

Exterior

Exterior Features	Sprinkler System
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Windows	Window Treatments
Roof	Metal
Construction	Siding CmntFbrHrdBrd

School Information

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

Additional Information

Zoning	Resid Single Family
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Listing Details

Listing Office	Christies International Real Estate Emerald Coast
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