

\$199,000 - I-3 Mallard Lane, Santa Rosa Beach

MLS® #981870

\$199,000

Bedroom, Bathroom,
Unimproved Land on 0.19 Acres

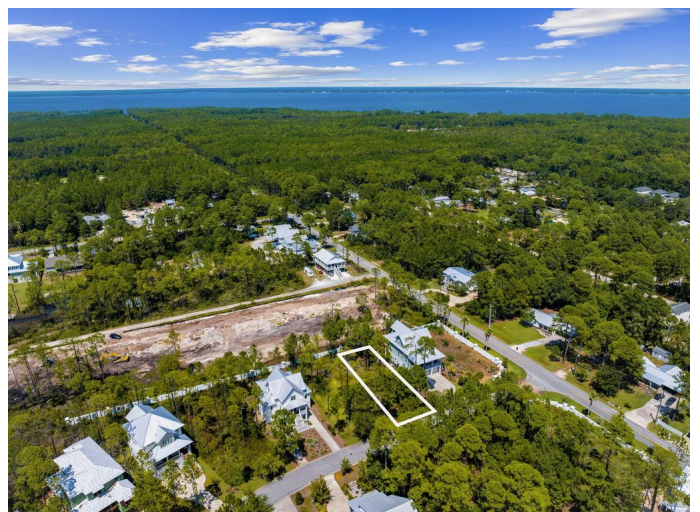
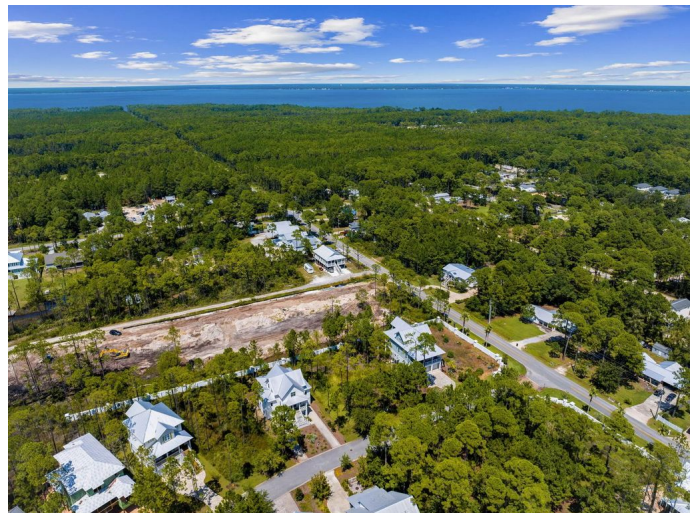
CESSNA LANDING, Santa Rosa Beach, FL

This unique homesite, located at I-3 Mallard Lane in the gated community of Cessna Landing, offers a rare opportunity to build your dream home in one of Santa Rosa Beach's coveted bayfront neighborhoods. Nestled just minutes from the beaches of 30A and only two miles north of the intersection of Highway 393 and U.S. Highway 98, this private enclave of just 49 homesites blends coastal tranquility with convenient access to shopping, and dining. You can enjoy direct access to Charles E. Cessna Landing — a county-maintained boat launch and waterfront park adjacent to the community. Whether you're an avid boater, fisherman, or paddleboarder, this location is ideal for the bay lifestyle and exploring the scenic waterways of Northwest Florida. Spend your mornings kayaking through the serene inlets or enjoy an afternoon cruise across the open bay — it's all just steps from your front door.

In addition to bay access, homeowners also enjoy exclusive use of a community pool and private dock area, perfect for gathering with neighbors or enjoying the sunset after a day on the water.

Whether you're seeking a permanent residence or a second home to embrace the boating lifestyle, this homesite is a rare find.

Essential Information



MLS® #	981870
Price	\$199,000
Acres	0.19
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	I-3 Mallard Lane
Area	16 - North Santa Rosa Beach
Subdivision	CESSNA LANDING
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Electric, Public Sewer, TV Cable, Underground
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School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Zoning	Resid Single Family
HOA Fees	652.25
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Christies International Real Estate Emerald Coast
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