

\$545,000 - Lot 22 Nicole Frst Drive, Santa Rosa Beach

MLS® #993006

\$545,000

Bedroom, Bathroom,
Unimproved Land on 0.33 Acres

ESTUARY S/D, Santa Rosa Beach, FL

This exceptional 0.33-acre homesite offers bay views within the exclusive, gated community of The Estuary in Santa Rosa Beach, Florida. With only 39 total lots, The Estuary provides a rare sense of privacy and tranquility, surrounded by approximately 800 acres of protected State Forest land, ensuring a natural setting that will remain beautifully preserved. Residents enjoy access to a community dock on the bay, perfect for boating, kayaking, fishing, or taking in unforgettable sunsets. This premier lot presents a unique opportunity to build your custom coastal retreat in one of 30A's most secluded and sought-after neighborhoods.

Essential Information

MLS® #	993006
Price	\$545,000
Acres	0.33
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	Lot 22 Nicole Frst Drive
Area	19 - Point Washington
Subdivision	ESTUARY S/D
City	Santa Rosa Beach
County	Walton



State	FL
Zip Code	32459

Amenities

Utilities	Electric, Public Sewer, Public Water
View	Bay
Water View	Bay

Exterior

Lot Description	Covenants, Within 1/2 Mile to Water, Wooded
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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	Better Homes and Gardens Real Estate Coast Properties
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