

\$87,500 - Lot 27 J Hunter S Way, Freeport

MLS® #998019

\$87,500

Bedroom, Bathroom,
Unimproved Land on 0.32 Acres

MAGNOLIA BAY ESTATES, Freeport, FL

Beautiful Lot in Gated Magnolia Bay Estates -
Build Your Dream Home!

Discover the perfect setting for your dream home in the charming, gated community of Magnolia Bay Estates, located in the rapidly growing town of Freeport, FL. This prime homesite is already prepped with water and sewer installed (tap fee due), making it an ideal choice for those ready to build.

Nestled in a serene, waterfront community, Magnolia Bay Estates borders Goodwin Creek, offering navigable access to Alaqua Bayou, Choctawhatchee Bay, and ultimately the Gulf of Mexico--perfect for boating enthusiasts and nature lovers alike.

This Flood Zone X property, as confirmed by Walton County GIS maps, has no wetlands, providing peace of mind and ease of construction. Conveniently located just minutes from Freeport shopping, restaurants, medical facilities, and top-rated schools, this lot is also less than 30 minutes from the stunning beaches of 30A.

Key Features:

- Gated community with a tranquil setting
- Prepped for building - water & sewer installed (tap fee due)
- No wetlands - Flood Zone X
- Waterfront access to Goodwin Creek leading to Choctawhatchee Bay



- Prime location - close proximity to shopping, dining, medical, and schools
- Short drive to the beaches of 30A

Buyers are encouraged to verify all property details and dimensions. Information provided is believed to be accurate but is not guaranteed.

Don't miss this incredible opportunity to secure your slice of paradise in Magnolia Bay Estates schedule a visit today!

Essential Information

MLS® #	998019
Price	\$87,500
Acres	0.32
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	Lot 27 J Hunter S Way
Area	20 - Freeport
Subdivision	MAGNOLIA BAY ESTATES
City	Freeport
County	Walton
State	FL
Zip Code	32439

Amenities

Utilities	Electric, Phone, Public Sewer, Public Water, Tap Fee Paid
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Exterior

Lot Description	Covenants, Interior Lot, Level, Restrictions, Within 1/2 Mile to Water, Wooded
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School Information

Elementary	Freeport
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Middle	Freeport
High	Freeport

Additional Information

Zoning	City, Deed Restrictions, Resid Single Family
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Listing Details

Listing Office	Coldwell Banker Realty
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