

# \$899,000 - Lot 3 Blk4 W Cedar Bend Rd, Santa Rosa Beach

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MLS® #998612

**\$899,000**

Bedroom, Bathroom,  
Unimproved Land on 0.15 Acres

DRAPER LAKE COASTAL VILLAGE, Santa Rosa Beach, FL

Build the 30A Home You've Always Imagined

What if your next chapter on 30A didn't begin with compromising on someone else's floor plan, finishes or vision?

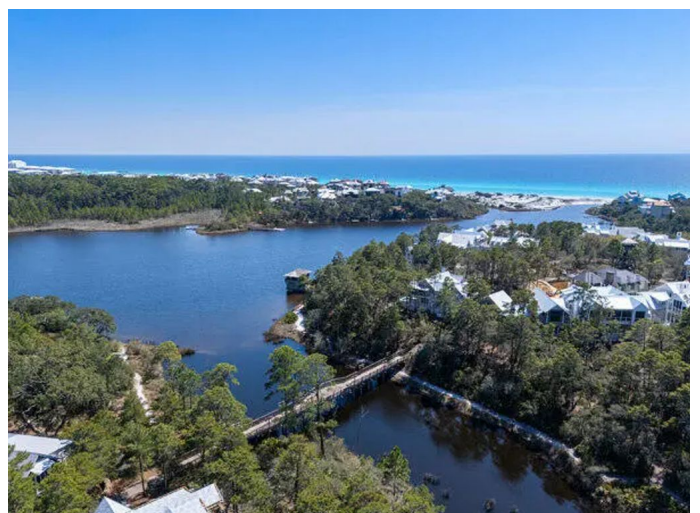
What if you could start with a blank canvas--and build the home that is completely yours?

Set within the gated Draper Lake Coastal Village community, this exceptional homesite offers a rare opportunity to create a private coastal retreat in one of Santa Rosa Beach's most sought-after communities.

Here, the lifestyle is as important as the address.

Spend your mornings on the water. Launch a paddleboard or kayak onto Draper Lake. Head to the beach for an afternoon along the Gulf. Come home to a neighborhood that feels private and peaceful, yet keeps you close to everything that makes 30A special.

The approximately 6,534-square-foot homesite provides a canvas for a custom residence designed around the way you actually want to live at the beach. Imagine wide porches, an open living space filled with natural light, a



private outdoor retreat and a home designed specifically for the people who will gather there for years to come.

Unlike purchasing an existing home, you aren't inheriting someone else's compromises.

**\*\*You get to decide.\*\***

You choose the architecture.

You choose the finishes.

You choose how the kitchen flows into the living space.

You choose where everyone gathers after a day at the beach. And when you're ready to build, you're not starting from scratch alone.

Builder and design resources are available to help bring the vision from homesite to finished coastal retreat.

Draper Lake Coastal Village offers an enviable combination of privacy, community amenities, access to Draper Lake and convenient proximity to the Gulf and the heart of 30A.

For the buyer who has been waiting for the right opportunity--not simply another property--this may be the moment.

Don't buy someone else's beach house. Build the one your family will remember.

Bring your architect, bring your builder, bring your vision--and come walk the homesite.

## **Essential Information**

|          |                 |
|----------|-----------------|
| MLS® #   | 998612          |
| Price    | \$899,000       |
| Acres    | 0.15            |
| Type     | Unimproved Land |
| Sub-Type | Unimproved Land |

Status                      Active

**Community Information**

Address                      Lot 3 Blk4 W Cedar Bend Rd  
Area                          17 - 30A West  
Subdivision                DRAPER LAKE COASTAL VILLAGE  
City                           Santa Rosa Beach  
County                       Walton  
State                          FL  
Zip Code                    32459

**Amenities**

Utilities                    Public Sewer, Public Water, TV Cable, Gas Available  
View                          Gulf  
Water View                Gulf

**Exterior**

Lot Description            Survey Available

**School Information**

Elementary                Van R Butler  
Middle                      Emerald Coast  
High                         South Walton

**Additional Information**

Zoning                      Resid Single Family

**Listing Details**

Listing Office              Corcoran Reverie SRB

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