

\$2,995,000 - Tbd Highland Avenue, Santa Rosa Beach

MLS® #996548

\$2,995,000

Bedroom, Bathroom,
Unimproved Land on 0.25 Acres

BEACH HIGHLAND, Santa Rosa Beach, FL

Exceptional 75 x 150 homesite on Highland Avenue in Santa Rosa Beach offering Gulf views beginning at approximately 30 feet and expanding through 40 and 50 feet. Located just steps from deeded Beach Highlands beach access, the property combines elevation, meaningful width, and proximity to the Gulf -- a combination that is increasingly rare along the 30A corridor.

Parcels of this size and topography provide a compelling foundation for architecturally significant new construction. The depth and natural grade of the lot allow for a thoughtfully designed coastal residence with protected view corridors and meaningful water views from multiple living levels. Building from the ground up affords full control over orientation, layout, scale, and long-term functionality -- advantages that cannot be replicated through renovation or resale acquisition.

Surrounded by established homes and positioned just north of the Gulf, the setting offers both privacy and the flexibility to create a legacy property tailored to today's standards. As remaining buildable Gulf-proximate land continues to be absorbed, opportunities of this caliber are becoming finite. Once improved, homesites with this width, elevation, and deeded access rarely return to the vacant land market.

A rare opportunity to secure an irreplaceable



foundation for a generational coastal residence in one of Santa Rosa Beach's most sought-after locations.

Essential Information

MLS® #	996548
Price	\$2,995,000
Acres	0.25
Type	Unimproved Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	Tbd Highland Avenue
Area	17 - 30A West
Subdivision	BEACH HIGHLAND
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Public Sewer, Public Water
View	Gulf
Water View	Gulf

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	Compass
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