

\$3,190,000 - 25 Sextant Lane, Santa Rosa Beach

MLS® #894576

\$3,190,000

5 Bedroom, 5.00 Bathroom, 3,300 sqft

Residential on 0.16 Acres

WATERSOUND WEST BEACH, Santa Rosa Beach, FL

Located in arguably the area's best coastal retreat! Watersound West Beach is a favored vacation destination for its private beach, accessible by the neighborhood boardwalk. This exceptional beach home with guest/carriage house offers an open concept living and kitchen plan with marble countertops and professional appliances; two master suites, one on the first and another on the second floor. The second-floor master is the true master, with a walk-in closet, double sinks, tub, and water closet. Across the hall are two guest bedrooms with adjoining baths. A screened porch off the main floor create a private oasis to enjoy sipping your favorite beverage or dining al fresco. Recent renovations include new plantation shutters and refinished wooden floors. The Carriage House provides additional space for guest and family with a one-bedroom and bath, including very own kitchen and living area. And the two-car garage has its own heating and air-condition! This is community does allow short term rentals and there is room for a small pool. This exceptional coastal retreat is a gated community featuring private beach access, a community pool and Clubhouse, space to grill outdoors with a fireplace, and access to the Watersound Fitness Center. Watersound West Beach is south of 30A and bordered by Deer Lake State Forest. *****Buyer is responsible for personally verifying details about this property. Any



information contained***

Built in 2015

Essential Information

MLS® #	894576
Price	\$3,190,000
Bedrooms	5
Sold Price	\$3,135,000
Bathrooms	5.00
Date Sold	2022-05-27
Full Baths	5
Days until Sold	57
Square Footage	3,300
Acres	0.16
Year Built	2015
Type	Residential
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Sold

Community Information

Address	25 Sextant Lane
Area	18 - 30A East
Subdivision	WATERSOUND WEST BEACH
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Amenities	Beach, Community Room, Deed Access, Gated Community, Pavillion/Gazebo, Pets Allowed, Picnic Area, Pool, TV Cable
Utilities	Electric, Gas - Natural, Public Sewer
Parking Spaces	2
Parking	Garage Detached
# of Garages	2

Interior

Interior Features	Breakfast Bar, Ceiling Crwn Molding, Fireplace, Fireplace Gas, Floor Hardwood, Furnished - Some, Guest Quarters, Kitchen Island, Lighting Recessed, Newly Painted, Plantation Shutters, Washer/Dryer Hookup, Window Treatment All
Appliances	Auto Garage Door Opn, Dishwasher, Dryer, Fire Alarm/Sprinkler, Ice Machine, Microwave, Oven Self Cleaning, Range Hood, Refrigerator, Security System, Smoke Detector, Stove/Oven Gas, Washer
Heating	Heat Cntrl Electric, Heat Cntrl Gas
Cooling	AC - 2 or More, AC - Central Elect, Ceiling Fans, Water Heater - Two +
Fireplace	Yes
Fireplaces	Fireplace, Fireplace Gas
# of Stories	2

Exterior

Exterior	Foundation Off Grade, Roof Metal, Siding Wood
Exterior Features	Fenced Back Yard, Fenced Lot-Part, Lawn Pump, Porch Screened, Shower
Lot Description	Covenants, Curb & Gutter, Survey Available, Within 1/2 Mile to Water
Roof	Roof Metal
Foundation	Foundation Off Grade

School Information

Elementary	Bay
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	768
Zoning	Resid Single Family
HOA Fees	1235.00
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Davis Properties Of Nw Fl
----------------	---------------------------