

# **\$4,450,000 - 340 Spartina Circle, Santa Rosa Beach**

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MLS® #899484

**\$4,450,000**

5 Bedroom, 6.00 Bathroom, 3,956 sqft

Residential on 0.14 Acres

WATERCOLOR, Santa Rosa Beach, FL

Entered for Comp purposes only. Perfectly located across from Camp WaterColor, this newly built home (2021), designed by Katie Grace Designs, welcomes you with tall ceilings and exposed wood beams throughout the open concept first floor. The living and dining room flow so effortlessly into the gourmet kitchen which features high-end appliances including two dishwashers, ice machine, beverage refrigerator, and range/oven unit. The butler's pantry includes additional cabinet space, a full size refrigerator, and ample storage. Next you will find the laundry room with two sets of stacked washers and dryers followed by the sand room storage and half bathroom. The first floor offers a junior master bedroom with a king sized bed, private bathroom with dual vanity sinks, and a luxurious tile shower with multiple shower heads.

The second floor opens up to a lounge space with two rattan day beds that are great for those afternoon naps when you get back from the beach or pool. You will find two guest bedrooms each with a king size bed and their own private bathrooms that have a single vanity with a walk-in shower. The master bedroom is truly an oasis for the ultimate relaxation with vaulted ceilings, exposed wood and beautiful decor. The light and airy private bathroom features a makeup vanity station that makes getting ready a breeze, his and hers sinks, a soaking tub, and a spacious walk-in shower with steam room functionality.



The outdoor space of this home is just as beautiful as the inside. The string lights and brick fireplace create the perfect background for dining al-fresco. This space also includes a grill station with a beverage refrigerator and ice machine for easy access, outdoor shower for rinsing off, and the plunge pool with a spa. No detail was missed in the carriage house for those wanting a little bit more privacy. This retreat offers a small kitchenette, dining table with seating for four, comfortable sectional sofa with a queen pullout, and tv in the living room. The private bedroom has a king size bed and the private bathroom offers a single vanity sink and walk-in shower.

Built in 2021

### Essential Information

MLS® #	899484
Price	\$4,450,000
Bedrooms	5
Sold Price	\$4,450,000
Bathrooms	6.00
Date Sold	2022-05-25
Full Baths	5
Days until Sold	-1
Half Baths	1
Square Footage	3,956
Acres	0.14
Year Built	2021
Type	Residential
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Sold

### Community Information

Address	340 Spartina Circle
Area	18 - 30A East
Subdivision	WATERCOLOR

City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

### **Amenities**

Amenities	Beach, Pets Allowed, Pool, Tennis
Utilities	Electric, Phone, Public Sewer, Public Water, TV Cable
Parking Spaces	2
Parking	Detached
# of Garages	2
Has Pool	Yes
Pool	Pool - In-Ground, Private

### **Interior**

Interior Features	Ceiling Raised, Fireplace, Furnished - All
Appliances	Cooktop, Disposal, Microwave, Oven Double
Heating	Heat Cntrl Gas
Cooling	AC - 2 or More
Fireplace	Yes
Fireplaces	Fireplace
# of Stories	2

### **Exterior**

Exterior Features	Pool - In-Ground
Lot Description	Interior, Wooded

### **School Information**

Elementary	Van R Butler
Middle	Seaside
High	South Walton

### **Additional Information**

Days on Website	720
Zoning	City, Deed Restrictions
HOA Fees	1650.00
HOA Fees Freq.	Quarterly

### **Listing Details**

Listing Office

Rosemary Beach Realty LLC