

\$5,735,000 - 233 Western Lake Drive, Santa Rosa Beach

MLS® #899741

\$5,735,000

5 Bedroom, 5.00 Bathroom, 4,104 sqft

Residential on 0.14 Acres

WATERCOLOR, Santa Rosa Beach, FL

Professionally decorated and masterfully designed by Christ and Associates, this Phase I WaterColor home is in a league of its own with a carriage house and private pool just a stone's throw from WaterColor Beach Club and the shops in WaterColor. Boasting five bedrooms, five bathrooms and more than 4,100 square feet of living space, this home has never been rented but promises great rental potential due to its coveted locale. Still enjoyed by its original owners, this home is a study in privacy and serenity with nearly 1,000 square feet of balconies and porches and bedrooms that all have their own private baths, positioned on a sought-after lot facing Scenic Highway 30A. The kitchen was remodeled shortly after purchase to open up the space, which is complete with a Sub-Zero refrigerator, Wolf gas range and Bosch microwave. The second-floor owner's suite has its own private sitting room, balcony that overlooks the pool and freestanding bathtub in the en suite bath. A two-story carriage house includes one bedroom and one bath over a two-car garage. Notable enhancements to this home include custom draperies, a Sonos sound system, Control4, three A/C units, wood flooring throughout, fireplaces in the living area and owner's suite, separate media room and wet bar. Location is paramount here, putting you in the middle of all of WaterColor's exclusive amenities including nine pools, a private beach club and 35 miles of walking/bike paths. WaterColor is ideally positioned east of



Grayton Beach and west of WaterSound, central to the best in dining, boutique shopping and recreation opportunities on 30A, Highway 98 and beyond.

Built in 2009

Essential Information

MLS® #	899741
Price	\$5,735,000
Bedrooms	5
Sold Price	\$5,575,000
Bathrooms	5.00
Date Sold	2022-07-01
Full Baths	4
Days until Sold	34
Half Baths	1
Square Footage	4,104
Acres	0.14
Year Built	2009
Type	Residential
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Sold

Community Information

Address	233 Western Lake Drive
Area	18 - 30A East
Subdivision	WATERCOLOR
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Amenities	Beach, Deed Access, Dock, Fishing, Pets Allowed, Pickle Ball, Picnic Area, Playground, Pool, Tennis, TV Cable, Waterfront
Utilities	Electric, Gas - Natural, Phone, Public Sewer, Public Water, TV Cable
Parking Spaces	2

Parking	Garage Detached
# of Garages	2
Has Pool	Yes
Pool	Pool - In-Ground, Private

Interior

Interior Features	Breakfast Bar, Built-In Bookcases, Ceiling Beamed, Ceiling Raised, Ceiling Tray/Cofferd, Fireplace, Floor Hardwood, Furnished - Some, Kitchen Island, Lighting Recessed, Pantry, Shelving, Washer/Dryer Hookup, Wet Bar, Window Treatment All
Appliances	Auto Garage Door Opn, Cooktop, Dishwasher, Dryer, Ice Machine, Microwave, Range Hood, Refrigerator W/IceMk, Smoke Detector, Washer, Wine Refrigerator
Heating	Heat High Efficiency
Cooling	AC - High Efficiency
Fireplace	Yes
Fireplaces	Fireplace
# of Stories	2

Exterior

Exterior	Roof Metal, Siding CmntFbrHrdBrd, Trim Wood
Exterior Features	Balcony, Columns, Deck Open, Fenced Back Yard, Guest Quarters, Pool - In-Ground, Porch, Porch Open, Shower
Roof	Roof Metal

School Information

Elementary	Van R Butler
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	716
Zoning	Resid Single Family
HOA Fees	1590.00
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Scenic Sotheby's International Realty
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