

# **\$3,350,000 - 137 Camp Creek Point Drive, Inlet Beach**

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MLS® #903467

**\$3,350,000**

4 Bedroom, 6.00 Bathroom, 3,640 sqft

Residential on 0.00 Acres

CAMP CREEK POINT, Inlet Beach, FL

Poised south of 30A and one tier from the Gulf, 137 Camp Creek Point boasts a prominent and serene location and touts stunning Gulf and coastal dune lake views!

With gated access, the ultra-private community of Camp Creek Point is comprised of only 16 home sites and perched on a magnificent point, offering a rare serenity and deeded beach access and lake access, both just steps from the home. Short-term rentals are restricted, further adding to a quiet coastal lifestyle. Architect Tom Christ designed this residence, which boasts a spacious and comfortable floor plan with ample natural light and multiple decks with stunning water vistas. Upon entering through the front door of the home, located on the second level, you are greeted by the impressive open living area, combining foye, living room, kitchen and dining, and the focal staircase that is graciously adorned by a wall of windows. A charming deck provides immediate outdoor access from the living area to lounge and take in breathtaking views of both the Gulf and Camp Creek Lake. The hallway leads to the second level guest room, with en suite bathroom, and a half bathroom and a built-in desk with custom bookshelves are nicely situated in this hall. The main living areas marry the kitchen, dining and living areas for the ultimate gathering space, with wraparound windows for true coastal living wrapped in natural water views. Mounting to the third level, the landing gives way to the primary



suite with en suite, an adjacent office room, and two guestrooms with en suites. The primary suite has a large dedicated covered deck with outdoor seating positioned to enjoy majestic views of both the Gulf and the coastal dune lake. The two additional guest rooms also have access to a shared deck to take in the water views. A walk-in laundry room is situated on this third level for convenient access from all bedrooms. The lower ground level of the residence provides extra multi-functioning spaces and conveniences often lacking in beach homes, with a three-car garage, a large mudroom with built-in shelving, enclosed storage areas, and a spectacular flex room with a huge full bathroom equipped with two walk-in showers and direct access to the exterior. Entering the mudroom foyer from the garage you are greeted by the stairs that lead directly up to the second level main living area. This coastal home embraces the coveted coastal elements of natural lights and view corridors with an abundance of windows and decks to create spaces enveloped in the sheer beauty of the surrounding views. The east end location is uniquely quiet yet still benefits from the close proximity to the liveliness of 30A's east end restaurants and shops at the bustling neighboring communities of WaterSound, Alys Beach and Rosemary Beach. Discover unmatched seclusion of 137 Camp Creek Point Drive.

Built in 2006

**Essential Information**

MLS® #	903467
Price	\$3,350,000
Bedrooms	4
Sold Price	\$3,100,000
Bathrooms	6.00
Date Sold	2023-01-27

Full Baths	5
Days until Sold	199
Half Baths	1
Square Footage	3,640
Acres	0.00
Year Built	2006
Type	Residential
Sub-Type	Detached Single Family
Style	Beach House
Status	Sold

### Community Information

Address	137 Camp Creek Point Drive
Area	18 - 30A East
Subdivision	CAMP CREEK POINT
City	Inlet Beach
County	Walton
State	FL
Zip Code	32461

### Amenities

Amenities	Beach, Dock, Fishing, Gated Community, No Short Term Rental, Waterfront
Utilities	Electric, Gas - Natural, Phone, Public Sewer, Public Water, TV Cable
Parking Spaces	3
Parking	Garage, Garage Attached, Oversized
# of Garages	3

### Interior

Interior Features	Fireplace 2+, Fireplace Gas, Floor Hardwood
Heating	Heat Cntrl Electric
Cooling	AC - Central Elect, Ceiling Fans
Fireplace	Yes
Fireplaces	Fireplace 2+, Fireplace Gas
# of Stories	3

### Exterior

Exterior	Concrete, Frame, Roof Metal, Steel, Stucco
Exterior Features	Balcony, Deck Covered, Deck Enclosed, Deck Open, Fenced Lot-Part,

	Patio Enclosed, Sprinkler System
Lot Description	Corner, Cul-De-Sac, Within 1/2 Mile to Water
Windows	Double Pane Windows
Roof	Roof Metal
Construction	Frame, Steel

### **School Information**

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

### **Additional Information**

Days on Website	675
Zoning	Resid Single Family
HOA Fees	1150.00
HOA Fees Freq.	Annually

### **Listing Details**

Listing Office	Coastal Luxury
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