

\$3,500,000 - 81 Round Road, Inlet Beach

MLS® #903768

\$3,500,000

4 Bedroom, 5.00 Bathroom, 2,352 sqft

Residential on 0.09 Acres

Rosemary Beach, Inlet Beach, FL

The true history holder & lovingly maintained in Rosemary Beach, the carriage house at 81 Round Road was the first home built (1997) in the community. The main house followed in 2000. Outdoor living is the hallmark with a paved 24' x 22' courtyard, complete with koi pond and lush vegetation. A gorgeous screened porch off of the first floor living area provides a private haven for enjoying breezes and good conversation. Open kitchen, living, dining is the focus of the first floor and has been updated with quartz counters and a beautiful marble fireplace. A first floor bedroom with private bath and laundry make single floor living possible. The second level contains the true primary bedroom with private bath, a 31' x 6.5' balcony with hot tub. A second bedroom, (currently used as an office), a sitting room, additional bath and laundry are also on the second floor. A fun spiral staircase leads to the large 3rd level loft that could be a fantastic bunkroom, though it is currently a studio. And then, there is the carriage house. A charming one room studio with murphy bed, kitchen, full bath and laundry - new windows and roof. So many opportunities to make it your own exist here. The town center shops and restaurants and the beach are just steps from this home. Must see. Information contained in this listing, such as square footage, is deemed to be correct but should be verified by a buyer.



Built in 2000

Essential Information

MLS® #	903768
Price	\$3,500,000
Bedrooms	4
Sold Price	\$3,175,000
Bathrooms	5.00
Date Sold	2022-09-26
Full Baths	4
Days until Sold	73
Half Baths	1
Square Footage	2,352
Acres	0.09
Year Built	2000
Type	Residential
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Sold

Community Information

Address	81 Round Road
Area	18 - 30A East
Subdivision	Rosemary Beach
City	Inlet Beach
County	Walton
State	FL
Zip Code	32461

Amenities

Amenities	Beach, Deed Access, Exercise Room, Pets Allowed, Playground, Pool, Tennis, TV Cable, Waterfront
Utilities	Gas - Natural, Public Sewer, Public Water, Tap Fee Paid, TV Cable
Parking Spaces	1
Parking	Garage Detached
# of Garages	1
Has Pool	Yes
Pool	Community

Interior

Interior Features	Fireplace Gas, Floor Tile, Furnished - Some, Guest Quarters, Kitchen
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	Island, Washer/Dryer Hookup, Window Treatmnt Some
Appliances	Dishwasher, Dryer, Refrigerator W/IceMk, Stove/Oven Gas, Washer
Cooling	AC - 2 or More
Fireplace	Yes
Fireplaces	Fireplace Gas
# of Stories	2

Exterior

Exterior	Roof Metal, Siding Wood, Trim Wood
Exterior Features	Balcony, Fenced Lot-Part, Guest Quarters, Hot Tub, Patio Open, Porch, Porch Screened, Rain Gutter
Lot Description	Corner, Interior
Roof	Roof Metal

School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	675
Zoning	Resid Single Family
HOA Fees	1395.00
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Rosemary Beach Realty LLC
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