

# **\$424,900 - 1711 Brantley Drive, Gulf Breeze**

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MLS® #910758

**\$424,900**

3 Bedroom, 2.00 Bathroom, 2,002 sqft

Residential on 0.00 Acres

WATERFORD SOUND, Gulf Breeze, FL

Exquisite inside and out ~immaculate move in ready home. You will immediately appreciate the pleasing curb appeal with manicured front yard, coastal landscaping and cute entrance porch. On entering the home, you will be greeted by a tiled foyer with sweeping archways enhanced by light pastel colors and crown molding ~office /flex room sits at the front of the home, light and bright with high trey ceiling, crown molding and ceiling fan. Flow through to your spacious kitchen with plenty of room for a formal dining set and breakfast seating area. Kitchen boasts rich dark staggered cabinets, center island, under-mount lighting, granite worktops, S/S appliances and a tiled backsplash. Open flow to the main family room and access out to the Florida room with finished floor .....base to ceiling glass with casement windows and a mini split A/C for all year-round enjoyment ~ block paved patio and shadow box fenced back yard extends the entertainment area to cook out and enjoy those wonderful Florida evenings.

Master bedroom is a good size and overlooks the back garden, trey ceiling with fan and crown molding ~master bath has a large walk in closet, granite dual vanity, soaking tub and separate tiled shower with glass door.

Additional bedrooms are tucked away down a separate hallway have good size closets and share an additional bathroom with vanity and tub/shower.

Inside laundry with access to the double



garage with finished floor and drop-down stair attic access. Waterford Sound enjoys a small community of cul-de-sac no through roads and is conveniently located between Navarre and Gulf Breeze offering a short distance to local stores and the beautiful white sandy beaches of the Gulf of Mexico.

Built in 2016

### **Essential Information**

MLS® #	910758
Price	\$424,900
Bedrooms	3
Sold Price	\$415,000
Bathrooms	2.00
Date Sold	2022-12-12
Full Baths	2
Days until Sold	48
Square Footage	2,002
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Detached Single Family
Style	Contemporary
Status	Sold

### **Community Information**

Address	1711 Brantley Drive
Area	11 - Navarre/Gulf Breeze
Subdivision	WATERFORD SOUND
City	Gulf Breeze
County	Santa Rosa
State	FL
Zip Code	32563

### **Amenities**

Amenities	Playground
Utilities	Public Sewer, Public Water, Underground

Parking Spaces	2
Parking	Garage Attached
# of Garages	2

### **Interior**

Interior Features	Ceiling Crwn Molding, Ceiling Tray/Cofferd, Floor Tile, Floor WW Carpet, Kitchen Island, Lighting Recessed, Pantry, Washer/Dryer Hookup, Woodwork Painted
Appliances	Auto Garage Door Opn, Dishwasher, Microwave, Smooth Stovetop Rnge, Stove/Oven Electric
Cooling	AC - Central Elect, Ceiling Fans
# of Stories	1

### **Exterior**

Exterior	Brick, Frame, Roof Dimensional Shg, Slab
Exterior Features	Fenced Back Yard, Fenced Lot-All, Fenced Privacy, Hurricane Shutters, Patio Enclosed, Patio Open
Lot Description	Cleared, Covenants, Interior, Level, Restrictions
Roof	Roof Dimensional Shg
Construction	Frame
Foundation	Slab

### **School Information**

Elementary	West Navarre
Middle	Woodlawn Beach
High	Gulf Breeze

### **Additional Information**

Days on Website	571
Zoning	Resid Single Family
HOA Fees	290.00
HOA Fees Freq.	Annually

### **Listing Details**

Listing Office	Keller Williams Realty Navarre
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