

# \$3,995,000 - 87 Bourne Lane, Rosemary Beach

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MLS® #911843

**\$3,995,000**

5 Bedroom, 4.00 Bathroom, 2,828 sqft

Residential on 0.00 Acres

ROSEMARY BEACH, Rosemary Beach, FL

One of the rare newer homes in Rosemary Beach, located on a quiet cul de sac a short 5 1/2 min stroll down a wooden boardwalk through the serene beauty of Rosemary Beach to the aquamarine waters of the Gulf, you'll find this spectacular recently professionally decorated, private home that is not on the rental market. Enter through the front door and discover the newly renovated kitchen with a grand island, designer cabinets, premium appliances, quartzite countertops, large pantry, and a separate coffee/beverage bar. The kitchen opens into the spacious and elegant dining and living areas designed by L. Hamilton & Co. in clean whites and coastal neutrals. The home's numerous windows and French doors allow for the flow of natural light to infiltrate the home and the indoor space to interact with the many outdoor spaces. Step out from the living area onto the beautifully furnished front porch to relax or read with your favorite beverage. Finishing off the open concept first floor, you will find a full bathroom with a unique walk-in shower that is accessible from the outside for easy showering after a swim at the beach or pool. Ascending the staircase to the second floor, the primary bedroom offers a relaxing retreat with access to a private balcony along with an elegant ensuite bathroom paired with a free-standing soaking tub and separate shower, double vanities, and large walk-in closet. Down the hall are two comfortable chic guestrooms each with balcony access and an additional



bathroom with a large walk-in shower. On the third floor is another lovely guest room with a king bed, a kids retreat with four built-in twin beds each equipped with its own tv and lighting, and the fourth bathroom with a tub/shower combination. An added bonus is the separate building with ample storage for all your fun toys, bikes, kayaks. With the world-class amenities of Rosemary Beach within close proximity, from the front porch, you are less than a three minute walk to the racquet club, workout facility, multiple swimming pools and the town center's boutique stores and delicious dining. This exquisite 5 bedroom 4 bath home makes the perfect retreat for gathering friends and family to enjoy the best of 30A beach living.

Rental Projections & List of Recent Upgrades including new HVAC systems in 2021 in documents section.

Built in 2013

### **Essential Information**

MLS® #	911843
Price	\$3,995,000
Bedrooms	5
Sold Price	\$3,820,000
Bathrooms	4.00
Date Sold	2023-01-11
Full Baths	4
Days until Sold	60
Square Footage	2,828
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Sold

## Community Information

Address	87 Bourne Lane
Area	18 - 30A East
Subdivision	ROSEMARY BEACH
City	Rosemary Beach
County	Walton
State	FL
Zip Code	32461

## Amenities

Amenities	BBQ Pit/Grill, Beach, Community Room, Deed Access, Exercise Room, Pets Allowed, Picnic Area, Playground, Pool, Tennis, Waterfront
Utilities	Electric, Gas - Natural, Public Sewer, Public Water, Tap Fee Paid, TV Cable
Has Pool	Yes
Pool	Community

## Interior

Interior Features	Ceiling Beamed, Floor Hardwood, Furnished - All, Kitchen Island, Lighting Recessed, Newly Painted, Owner's Closet, Pantry, Renovated, Window Treatment All
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Fire Alarm/Sprinkler, Freezer, Microwave, Refrigerator, Refrigerator W/IceMk, Smoke Detector, Stove/Oven Gas, Washer, Wine Refrigerator
Heating	Heat Cntrl Electric
Cooling	AC - 2 or More, AC - Central Elect
# of Stories	3

## Exterior

Exterior	Block, Foundation Off Grade, Roof Metal, Siding Wood, Stucco, Trim Wood
Exterior Features	Balcony, BBQ Pit/Grill, Columns, Fenced Lot-Part, Porch Open, Renovated, Shower
Windows	Double Pane Windows
Roof	Block, Roof Metal
Foundation	Foundation Off Grade

## School Information

Elementary	Van R Butler
Middle	Emerald Coast

High                      South Walton

**Additional Information**

Days on Website    554  
Zoning                Resid Single Family  
HOA Fees            1395.00  
HOA Fees Freq.    Quarterly

**Listing Details**

Listing Office        The Premier Property Group Watercolor Office