

# **\$3,500,000 - 339 Spartina Cir, SANTA ROSA BEACH**

MLS® #894624

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## **\$3,500,000**

4 Bedroom, 3.00 Bathroom, 3,300 sqft  
Residential on 0 Acres

WATERCOLOR, SANTA ROSA BEACH, FL

/ Rare opportunity to own a never rented Watercolor home! / Positioned perfectly along Spartina circle's grass field and steps away from the newly completed Camp Watercolor this home offers a discriminating blend of casual elegance and hospitality with a chic twist that are evident as you enter this magnificent home. Being a three story, this four bedroom, four bath home offers lovely interiors furnished with many French antiques under the guidance of designer, French Country Imports and Lynda Shea Designs of Memphis, TN. As you enter through the foyer a beautiful 19th century hand painted Swedish armoire. This large open floor plan with ten foot ceilings throughout, provide ample room to entertain your guest. This home boast large Mahogany true French doors throughout and large plank| Rare opportunity to own a never rented Watercolor home! | Positioned perfectly along Spartina circle's grass field and steps away from the newly completed Camp Watercolor this home offers a discriminating blend of casual elegance and hospitality with a chic twist that are evident as you enter this magnificent home. Being a three story, this four bedroom, four bath home offers lovely interiors furnished with many French antiques under the guidance of designer, French Country Imports and Lynda Shea Designs of Memphis, TN.

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large open floor plan with ten foot ceilings throughout, provide ample room to entertain your guest. This home boast large Mahogany true French doors throughout and large plank Brazilian walnut floors. Neutral colors are abound throughout the home that provide a perfect canvas for the features of a comfortable beach home or primary home. The third floor is open for the children equipped with dual bunk beds or to use as their playroom. Many built-in cabinets with drawers and storage areas, especially on the second floor. The gourmet kitchen offers gas thermadore range, large size ovens, and stainless steel appliances. Antique Marble Fireplace, all bronze plumbing fixtures, large walk-in showers, full size laundry with extra under the stairs storage area. Intricate millwork and solid eight foot tall door throughout home. This home is not a typical Florida vernacular house, but you can feel comfortable sitting inside the living area on main level, seeing all the well maintained landscapes that surround you in WaterColor and on the Cinnamon Fern Park!

Being a non-rental this home has been immaculate maintained. However this home offers strong rental projections (see documents section.) being so close to camp watercolor and Spartina Circle's grass field allures family renters from all over!

The community of Watercolor encompasses nearly 500 acres of coastal charm. Residents enjoy numerous amenities including kayaking, paddle boarding, & canoeing at The Boathouse, tennis center, numerous community pools, parks & green spaces, trails, fitness center, and beach access. The newly completed Camp Watercolor (Only steps away) and the expanded Beach Club make Watercolor more desirable than ever! Shopping and dining at the Watercolor Town

Center and iconic Seaside is just a short stroll or bike ride away. It's your life, choose to "Be On The Coast!"

Built in 2005

**Essential Information**

MLS® #	894624
Price	\$3,500,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	3,300
Acres	0.13
Year Built	2005
Type	Residential
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Active

**Community Information**

Address	339 Spartina Cir
Area	30A East
Subdivision	WATERCOLOR
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

**Amenities**

Amenities	BBQ Pit/Grill, Dock, Playground, Pool, Tennis
Utilities	Community Sewer, Community Water, Electric Available, Gas - Natural, Phone Available, Public Sewer Available, Public Water Available, TV Cable Available, Underground
Parking	Covered
Has Pool	Yes
Pool	Community

**Interior**

Interior Features	Fireplace, Fireplace Gas, Floor Hardwood
Appliances	Cooktop, Refrigerator, Washer
Heating	Heat: Two Or More
Cooling	A/C: Two Or More, A/C: Central Electric, Ceiling Fans
Fireplace	Yes
Fireplaces	Fireplace, Fireplace Gas
# of Stories	3

## Exterior

Exterior Features	Balcony, Patio Covered
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## School Information

Elementary	VAN R. BUTLER
Middle	Seaside
High	SOUTH WALTON

## Additional Information

Days on Website	770
Zoning	Residential Single Family
HOA Fees	1590.00
HOA Fees Freq.	Quarterly

## Listing Details

Listing Office	Keller Williams Realty Destin
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