

# \$1,250,000 - 33b Dune Breeze Ln # H-2, SANTA ROSA BEACH

MLS® #926906

## \$1,250,000

4 Bedroom, 4.00 Bathroom, 2,411 sqft

Residential on 0 Acres

### DUNE BREEZE VILLAS, SANTA ROSA BEACH, FL

Dune Breeze is a hidden gem and a must see.

A short walk to the beach with lake and gulf views this beautiful fully furnished, updated, spacious 4 bedroom/4 bath townhome is perfect for entertaining. There is a large first floor lockout suite complete with kitchen, full bath, full size washer dryer and a private deck. Upgraded features include crown molding, shiplap, vinyl plank floors, oak stairway, granite countertops and glass back splash, Stainless appliances, updated lights/fans, tile showers and freshly painted exterior. Dune Breeze Villas is a small, neighborhood of 9 Duplexes on Oyster Lake, complete with community pool and private dock. There are two large covered balconies with lake and gulf views, a covered entry, a one car garage, extra parking and an outside shower.

Built in 2001

### Essential Information

MLS® #	926906
Price	\$1,250,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,411
Acres	0.00
Year Built	2001
Type	Residential



Sub-Type	Attached Single Unit
Style	Beach House
Status	Active

## Community Information

Address	33b Dune Breeze Ln # H-2
Area	30A West
Subdivision	DUNE BREEZE VILLAS
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

## Amenities

Amenities	Beach, Deed Access, Dock, Fishing, Pool
Utilities	Electric Available, Phone Available, Public Sewer Available, Public Water Available, Tap Fee Paid, TV Cable Available
Parking Spaces	1
Parking	Garage
# of Garages	1
Has Pool	Yes
Pool	Community

## Interior

Interior Features	Breakfast Bar, Ceiling Crwn Molding, Floor Tile, Floor Vinyl, Furnished - Some, Kitchen Island, Lighting Recessed, Washer/Dryer Hookup
Appliances	Auto Garage Door Opn, Cooktop, Dishwasher, Disposal, Dryer, Microwave, Oven Continue Clean, Range Hood, Refrigerator W/Ice Maker, Stove/Oven Electric, Warranty Provided, Washer
Heating	Heat: Central Electric, Heat High Efficiency, Heat Pump Air To Air
Cooling	A/C: Two Or More, A/C: Central Electric, A/C: High Efficiency, Ceiling Fans
# of Stories	3

## Exterior

Exterior	Frame, Roof Metal, Foundation Slab On Grade
Exterior Features	Balcony, Deck Covered, Deck Open, Shower
Lot Description	Interior, Level, Within 1/2 Mile Of Water
Windows	Double Paned Windows
Roof	Roof Metal

Construction	Frame
Foundation	Foundation Slab On Grade

**School Information**

Elementary	VAN R. BUTLER
Middle	EMERALD COAST
High	SOUTH WALTON

**Additional Information**

Days on Website	331
Zoning	See Remarks
HOA Fees	625.00
HOA Fees Freq.	Quarterly

**Listing Details**

Listing Office	South Walton Realty Sales LLC
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