

\$4,550,000 - 25 Rain Lily Ln, SANTA ROSA BEACH

MLS® #940645

\$4,550,000

7 Bedroom, 7.00 Bathroom, 5,101 sqft
Residential on 0 Acres

WATERCOLOR, SANTA ROSA BEACH, FL

Nestled within the coveted Phase 3 of WaterColor, this expansive residence graces the lush green space of Cerulean Park, and just a stone's throw from the charming footbridge spanning Western Lake. Boasting an impressive seven bedrooms and seven bathrooms, this stately home also features a two-car garage and multiple expansive porches, complete with outdoor fireplaces inviting you to savor the outdoors, while an indoor fireplace adds warmth and charm to the interior. As you enter, your eyes will be drawn upward to the magnificent ceiling adorned with beautiful beams in the first-floor living area, creating a spacious and inviting atmosphere for dining and seamless entertaining, ideal for family gatherings. The kitchen is a culinary haven, featuring a substantial wooden center island, stainless steel appliances, and a convenient walk-in pantry. A sunlit nook adjacent to the dining area offers a cozy space to read or bask in the glow of the fireplace. Throughout the living areas, you'll find heart-of-pine floors that exude timeless elegance. The first-floor master suite offers convenience, and a half bathroom is situated off the hallway from the living room. A mudroom with a washer and dryer can be found next to the garage, and an outdoor shower with a glass door is perfect for quick rinses after pool or beach outings. Up the stairs, a guest room over the garage features a spacious sitting area, walk-in closet, and a full bathroom. Another laundry room is located



on the second floor, and three additional bedrooms with en suite bathrooms complete this level. On the third level, a remarkable living room area awaits, set beneath broad dormer windows and a wood-beamed and paneled ceiling. The sixth and seventh bedrooms mirror each other, each offering five built-in bunk beds. These rooms are connected by a shared bath with a tub/shower combo and a distinctive three-sink vanity. Enjoy the convenience of being just a short walk from all that WaterColor and Scenic 30A have to offer, including the newly renovated gulf-front Beach Club and Camp WaterColor, the iconic Frog Pool, the amenities of the Western Lake Boathouse, and the vibrant WaterColor Town Center. Whether you prefer walking, biking, or taking a quick golf cart ride, you'll have easy access to the Publix grocery store and the array of shops and restaurants in WaterColor, Seaside, Grayton Beach, and Seagrove Beach. The property is being offered fully furnished, even including a brand-new 6-seater golf cart for your convenience.

Built in 2007

Essential Information

MLS® #	940645
Price	\$4,550,000
Bedrooms	7
Bathrooms	7.00
Full Baths	6
Half Baths	1
Square Footage	5,101
Acres	0.14
Year Built	2007
Type	Residential
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

Community Information

Address	25 Rain Lily Ln
Area	30A East
Subdivision	WATERCOLOR
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

Amenities

Amenities	BBQ Pit/Grill, Deed Access, Exercise Room, Pets Allowed, Playground, Pool, Tennis, TV Cable Available, Community Room, Pavillion/Gazebo
Utilities	Electric Available, Public Sewer Available, Public Water Available, TV Cable Available, Gas - Natural
Parking	Garage: Attached, Oversized
Has Pool	Yes
Pool	Community

Interior

Interior Features	Breakfast Bar, Fireplace, Kitchen Island, Newly Painted, Renovated, Washer/Dryer Hookup, Furnished - Some
Appliances	Dishwasher, Disposal, Dryer, Microwave, Refrigerator W/Ice Maker, Washer, Stove/Oven Gas
Cooling	A/C: Two Or More
Fireplace	Yes
Fireplaces	Fireplace
# of Stories	3

Exterior

Exterior	Roof Metal, Siding CmntFbrHrdBrd
Exterior Features	Fireplace, Porch Covered, Renovated
Roof	Roof Metal

School Information

Elementary	Dune Lakes
Middle	EMERALD COAST
High	SOUTH WALTON

Additional Information

Days on Website	115
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Zoning	Residential Single Family
HOA Fees	1790.00
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Compass
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