

\$4,449,000 - 261 Churchill Oaks Dr, SANTA ROSA BEACH

MLS® #945399

\$4,449,000

5 Bedroom, 5.00 Bathroom, 3,979 sqft
Residential on 0 Acres

CHURCHILL OAKS, SANTA ROSA BEACH, FL

Introducing 261 Churchill Oaks Dr, a newly built bay view home in the premier bay front community of Churchill Oaks. One of the few communities with a private marina north of 30a, this home comes with the option to purchase a 35FT BOAT SLIP with lift. Offering breathtaking water views throughout the home, 261 Churchill Oaks Dr seamlessly blends elegance and functionality with an open concept design that allows for effortless flow from room to room. The panoramic slider doors beckon you to the outdoor haven, featuring a private pool, fire pit, and an outdoor kitchen perfect for entertaining or unwinding in the natural surroundings and sounds of the bayou. Located near the renowned 30A, you'll have easy access to the area's finest amenities, including pristine beaches, world-class golf, upscale dining, and charming boutiques. This exclusive home offers the best of both worlds - a tranquil retreat with convenient proximity to all that the vibrant coastal lifestyle has to offer.

Built in 2024

Essential Information

MLS® #	945399
Price	\$4,449,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4



Half Baths	1
Square Footage	3,979
Acres	0.15
Year Built	2024
Type	Residential
Sub-Type	Detached Single Family
Style	Traditional
Status	Active

Community Information

Address	261 Churchill Oaks Dr
Area	North Santa Rosa Beach
Subdivision	CHURCHILL OAKS
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

Amenities

Amenities	BBQ Pit/Grill, Community Room, Dock, Exercise Room, Fishing, Gated Community, Handicap Provisions, Marina, No Short Term Rental, Picnic Area, Playground, Pool, Waterfront, Whirlpool, Pets Allowed
Utilities	Gas - Natural, Public Sewer Available, Public Water Available
Parking Spaces	2
Parking	Garage: Detached
# of Garages	2
Is Waterfront	Yes
Waterfront	Bayou
Has Pool	Yes
Pool	Pool - Heated, Community, Private

Interior

Interior Features	Ceiling Beamed, Ceiling Crwn Molding, Ceiling Raised, Ceiling Vaulted, Fireplace 2+, Fireplace Gas, Floor Hardwood, Floor Tile, Furnished - None, Kitchen Island, Lighting Recessed, Washer/Dryer Hookup, Wet Bar, Window Treatmnt None, Elevator
Appliances	Auto Garage Door Opn, Dishwasher, Disposal, Ice Machine, Range Hood, Refrigerator, Refrigerator W/Ice Maker, Smoke Detector, Stove/Oven Gas, Warranty Provided, Wine Refrigerator
Heating	Heat High Efficiency

Cooling	A/C: High Efficiency, A/C: Two Or More
Fireplace	Yes
Fireplaces	Fireplace 2+, Fireplace Gas
# of Stories	2

Exterior

Exterior	Block, Roof Metal, Siding Brick All
Exterior Features	Balcony, Boat Slip, Deck Enclosed, Fenced Back Yard, Patio Covered, Pool - Heated, Porch Open, Porch Screened, Shower, Sprinkler System, Fireplace, Summer Kitchen
Lot Description	Within 1/2 Mile Of Water
Roof	Block, Roof Metal

School Information

Elementary	VAN R. BUTLER
Middle	EMERALD COAST
High	SOUTH WALTON

Additional Information

Days on Website	55
Zoning	Residential Single Family
HOA Fees	1425.00
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Compass
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