

# \$1,300,000 - 34 Chivas Ln # 301c, SANTA ROSA BEACH

MLS® #945608

**\$1,300,000**

2 Bedroom, 2.00 Bathroom, 1,148 sqft

Residential on 0 Acres

DUNES OF SEAGROVE, SANTA ROSA BEACH, FL

Gorgeous top floor, corner condo with 10 ft high ceilings and outstanding views of the Gulf, Beach, and resort pool! Completely remodeled in 2019, this condo is in move in ready condition, with Beach decor, with new porcelain tile wood flooring for easy clean and durability. Kitchen features all new soft close cabinets, appliances, hot water heater in 2022. Both owner and guest suite bathrooms have new walk-in showers with stylish beach glass tile, new vanities, new lighting, and new tile flooring. An expansive balcony off both the master and main living area make for the perfect spot for morning coffee and entertaining groups. Corner top floor unit features guest bedroom with windows that are private and not on the walkway. This unit has one of the few covered deeded parking spaces that will be sold with the unit and located next to stairs and close to elevator. Located on the South side of 30A, this beautiful condo is highly desirable with easy access to numerous restaurants, shopping, and entertainment areas, such as Seaside, Alys, Watercolor and Rosemary.

This is your opportunity to own the Gulf view you desire and already beautifully renovated. Furnishings and everything are ready for you to make it your investment or second home. Hurry to submit your offer. All data and dimensions to be verified by Buyer.

Built in 2002



## Essential Information

|                |              |
|----------------|--------------|
| MLS® #         | 945608       |
| Price          | \$1,300,000  |
| Bedrooms       | 2            |
| Bathrooms      | 2.00         |
| Full Baths     | 2            |
| Square Footage | 1,148        |
| Acres          | 0.00         |
| Year Built     | 2002         |
| Type           | Residential  |
| Sub-Type       | Condominiums |
| Style          | N/A          |
| Status         | Active       |

## Community Information

|             |                     |
|-------------|---------------------|
| Address     | 34 Chivas Ln # 301c |
| Area        | 30A East            |
| Subdivision | DUNES OF SEAGROVE   |
| City        | SANTA ROSA BEACH    |
| County      | WALTON              |
| State       | FL                  |
| Zip Code    | 32459               |

## Amenities

|                |  |
|----------------|--|
| Amenities      | BBQ Pit/Grill, Beach, Community Room, Deed Access, Dumpster, Elevators, Exercise Room, Fishing, Pets Allowed, Picnic Area, Pool, Short Term Rental - Allowed, Tennis, TV Cable Available, Waterfront, Sauna/Steam Room |
| Utilities      | Electric Available, Public Sewer Available, Public Water Available   |
| Parking Spaces | 1  |
| Parking        | Garage, Guest, Other, Covered  |
| # of Garages   | 1  |
| Is Waterfront  | Yes  |
| Waterfront     | GULF, Shore: Beach, Unit Waterfront  |
| Has Pool       | Yes  |
| Pool           | Community  |

## Interior

|                   |   |
|-------------------|---|
| Interior Features | Breakfast Bar, Ceiling Raised, Floor Tile, Furnished - All, Lighting Recessed, Newly Painted, Owner's Closet, Pantry, Split Bedroom, Washer/Dryer Hookup, |
|-------------------|---|

|            |  |
|------------|--|
|            | Window Treatment All, Woodwork Painted, Elevator   |
| Appliances | Dishwasher, Disposal, Dryer, Fire Alarm/Sprinkler, Microwave, Oven:Self Cleaning, Refrigerator W/Ice Maker, Smoke Detector, Washer |
| Heating    | Heat: Central Electric   |
| Cooling    | A/C: Central Electric, Ceiling Fans  |

**Exterior**

|                   |                                     |
|-------------------|-------------------------------------|
| Exterior          | Concrete                            |
| Exterior Features | Balcony, Porch Covered              |
| Windows           | Double Paned Windows, Storm Windows |

**School Information**

|            |               |
|------------|---------------|
| Elementary | Dune Lakes    |
| Middle     | EMERALD COAST |
| High       | SOUTH WALTON  |

**Additional Information**

|                 |           |
|-----------------|-----------|
| Days on Website | 57        |
| HOA Fees        | 3784.00   |
| HOA Fees Freq.  | Quarterly |

**Listing Details**

|                |                             |
|----------------|-----------------------------|
| Listing Office | Engel & Volkers 30A Beaches |
|----------------|-----------------------------|

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