

\$2,495,000 - 35 Bramble Ln, SANTA ROSA BEACH

MLS® #947918

\$2,495,000

4 Bedroom, 5.00 Bathroom, 2,854 sqft

Residential on 0 Acres

THE HAMMOCKS OF SEAGROVE, SANTA ROSA BEACH, FL

Coastal oasis located on a spacious corner lot in the prestigious, gated Hammocks at Seagrove community just steps away from the pool and only .4 miles to the public beach access!. Home is sold fully furnished, has not been rented, immaculate condition with beautiful cedar beams, hardwood floors, pebble-dash gas fireplace and shiplap walls. The first floor includes a master suite, dining area, laundry room, and gourmet kitchen with marble countertops and central island. Upstairs has a second living area, 2nd Master Suite, Guest BR and a bunk room with 2 twin over twin bunks with trundles. Home includes an EZ Go Golf Cart with Garage, offering great storage space and has Strong Rental projections. The Hammocks is a small and secluded private community with beautiful oak and magnolia trees. Amenities include 2 pools plus a dock off a wooded nature path that accesses Western Lake. Also, the Hammocks is just a short 5 to 7 minute walk to the public beach access!

Built in 2015

Essential Information

MLS® #	947918
Price	\$2,495,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4



Half Baths	1
Square Footage	2,854
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Detached Single Family
Style	Beach House
Status	Active

Community Information

Address	35 Bramble Ln
Area	30A East
Subdivision	THE HAMMOCKS OF SEAGROVE
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

Amenities

Amenities	Gated Community, Pool
Utilities	Gas - Natural, Public Sewer Available, Public Water Available
Parking	Garage: Attached
Has Pool	Yes
Pool	Community

Interior

Interior Features	Ceiling Beamed, Ceiling Crwn Molding, Fireplace Gas, Floor Hardwood, Floor Tile, Furnished - All, Kitchen Island
Appliances	Dishwasher, Dryer, Microwave, Oven:Self Cleaning, Range Hood
Heating	Heat High Efficiency
Cooling	A/C: High Efficiency, Ceiling Fans
Fireplace	Yes
Fireplaces	Fireplace Gas
# of Stories	2

Exterior

Exterior	Roof Metal, Siding CmntFbrHrdBrd, Trim Wood
Exterior Features	Porch Covered, Porch Screened, Shower
Lot Description	Covenants, Restrictions, Survey Available, Within 1/2 Mile Of Water

Roof	Roof Metal
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School Information

Elementary	Dune Lakes
Middle	EMERALD COAST
High	SOUTH WALTON

Additional Information

Days on Website	27
Zoning	Residential Single Family
HOA Fees	560.00
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Berkshire Hathaway HomeServices PenFed Realty
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