

# \$1,700,000 - 140 Beth Ln, SANTA ROSA BEACH

MLS® #948225

## \$1,700,000

4 Bedroom, 5.00 Bathroom, 3,061 sqft  
Residential on 0 Acres

### SANTA ROSA RIDGE UNIT 1, SANTA ROSA BEACH, FL

This custom home at the beach exudes architectural beauty and modern coastal elegance. Conveniently located on the west end of Highway 30A, you'll be just a short bike ride from Gulf Place and several public beach accesses. Built in 2016 with ICF construction (concrete), you'll enjoy a solid home with concrete tile roof, whole home generator, 3-car garage, ample parking, room for a pool with deck and NO HOA. Short term rentals are allowed in this area and rental projections at \$135,000 - and higher with the addition of a pool. At the end of a quaint cul-de-sac, the home features a large paved driveway, modern glass front door and backs up to a quiet wooded area. As you walk in the front door, you're greeted by a stunning brick archway hall and modern coastal lighting. The home office is flooded with natural light and offers custom built-ins framing the window as well as a closet to easily convert this to a 5th bedroom, if desired. The main level features 3 bedrooms and 3.5 bathrooms. The primary suite includes a luxurious retreat with two full size walk-in closets, a mosaic tiled garden tub, oversized walk-in shower and remarkable millwork on the vaulted ceilings in the bedroom. The natural elements, custom millwork and molding all add to the thoughtful details in this custom-built Dune Allen Beach home. Step back into the arched hallway and into the great room with vaulted beamed ceilings and fully retractable glass doors that lead to a covered porch with a daybed swing,



gas firepit, outdoor grill and a serene view of a wooded area providing privacy and a great place to relax after a day at the beach. The kitchen offers high end appliances, custom cabinetry and built-in dining table, large pantry and ample counterspace for entertaining.

On the walk-out basement level, you'll find a 3-car garage, bedroom with a full bathroom and an additional room that is currently being used as a 5th bedroom. This space has so much potential for guest quarters or a game room! Step out of the bedroom onto a nice green space that would be ideal for playing corn hole or build a plunge pool.

Santa Rosa Beach and the west end of Highway 30A is full of life and activity and is fast-growing! With golf courses in a mile radius, the beach just steps away and the best food and drinks that 30A has to offer - you'll never want to leave.

Built in 2016

## Essential Information

MLS® #	948225
Price	\$1,700,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,061
Acres	0.17
Year Built	2016
Type	Residential
Sub-Type	Detached Single Family
Style	Contemporary
Status	Active

## Community Information

Address	140 Beth Ln
Area	30A West
Subdivision	SANTA ROSA RIDGE UNIT 1
City	SANTA ROSA BEACH
County	WALTON
State	FL
Zip Code	32459

## Amenities

Amenities	Short Term Rental - Allowed
Utilities	Electric Available, Gas - Natural, Phone Available, Public Sewer Available, Public Water Available, TV Cable Available
Parking Spaces	3
Parking	Garage, Garage: Attached, Oversized
# of Garages	3

## Interior

Interior Features	Built-In Bookcases, Ceiling Beamed, Floor Tile, Furnished - None, Kitchen Island, Lighting Recessed, Owner's Closet, Pantry, Shelving, Washer/Dryer Hookup, Window Treatment All, Basement Finished, Ceiling Vaulted, Guest Quarters
Appliances	Dishwasher, Disposal, Microwave, Range Hood, Refrigerator, Smoke Detector, Stove/Oven Dual Fuel, Wine Refrigerator
Heating	Heat: Central Electric
Cooling	A/C: Central Electric, Ceiling Fans
Has Basement	Yes
Basement	Basement Finished
# of Stories	2

## Exterior

Exterior	Foundation Slab On Grade, Siding Stucco, Concrete, Insulated Concrete Forms, Roof Tile/Slate
Exterior Features	BBQ Pit/Grill, Porch Covered, Shower
Lot Description	Cul-De-Sac
Roof	Roof Tile/Slate
Construction	Insulated Concrete Forms
Foundation	Foundation Slab On Grade

## School Information

Elementary	VAN R. BUTLER
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Middle	EMERALD COAST
High	SOUTH WALTON

**Additional Information**

Days on Website	24
Zoning	Residential Single Family
HOA Fees	0.00

**Listing Details**

Listing Office	Corcoran Reverie SRB
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