

\$1,375,000 - 8110 Hutchins Rd, Milton

MLS® #625389

\$1,375,000

8 Bedroom, 5.50 Bathroom, 5,098 sqft
Residential on 21 Acres

None, Milton, FL

TWO FULLY FURNISHED HOMES plus several other buildings included on this Secluded 20+ acres along 1,340 ft of the refreshing, COLDWATER CREEK perfect for a personal retreat, hosting short term rentals, equestrian property, operating a wedding venue/event catering business, or plenty more!

Zoned AG-RR right in the middle of Blackwater River State Forest. NO HOA! Flood Zone X - no flood insurance required. 40' elevation above the creek. The original main house is a 4 bedroom 2.5 bath log cabin, plus large bonus room and bunk room, with 2,484 sqft and sleeps 12. Another ranch home was built in 2018, is 3 bedroom 3 bath 1,766 sqft and sleeps 10. The "Recreation Center" is a building perfect for hosting large events as it has a pool table, ping pong table, and a kitchen. There is a separate bath house which accommodates a men's and women's bathroom and a studio apartment on the top floor. Additionally, the basketball court, grilling and picnic pavilion, and barns allow for outdoor entertaining. Storage shed near the barns is equipped with plumbing to a sink and electrical. With direct access to the creek and private beaches you can hop on a float in Coldwater creek and float to the bridge at Munson Hwy and Bob's Canoe Rentals which is just a 4 mile drive from the property. While two sides of the property are along the creek, the other two sides are abutting the Blackwater River State Forest. Learn more about the trails and recreation by asking your



agent or view the trail maps in the documents section.

Built in 1977

Essential Information

MLS® #	625389
Price	\$1,375,000
Bedrooms	8
Bathrooms	5.50
Full Baths	5
Square Footage	5,098
Acres	21.33
Year Built	1977
Type	Residential
Sub-Type	Single Family Residence
Style	Cottage, Country, Log
Status	Active

Community Information

Address	8110 Hutchins Rd
Subdivision	None
City	Milton
County	Santa Rosa
State	FL
Zip Code	32570

Amenities

Parking	Driveway, Guest
View	Creek/Stream
Is Waterfront	Yes
Waterfront	Creek/Stream, River Front
Has Pool	Yes
Pool	None

Interior

Interior Features	Game Room
Appliances	Electric Water Heater
Heating	Central, Fireplace(s)

Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
# of Stories	2
Stories	Two, Ground Floor

Exterior

Lot Description	Pasture, Cul-De-Sac, Interior Lot
Roof	Metal
Foundation	Slab

School Information

Elementary	Chumuckla
Middle	Central
High	Central

Additional Information

Zoning	Agricultural,County,Res Multi
HOA Fees Freq.	Annually

Listing Details

Listing Office	Berkshire Hathaway Home Services PenFed Realty
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