

\$899,000 - 109 Seabreeze Court, Inlet Beach

MLS® #1005193

\$899,000

3 Bedroom, 2.00 Bathroom, 1,906 sqft
Residential on 0.25 Acres

SEABREEZE, Inlet Beach, FL

'CURRENTLY UNDER CONTRACT, SELLER WILL CONSIDER BACKUP OFFERS' \$31,000 Price Reduction! One of 30A's best-kept secrets! Located in the highly sought-after Seabreeze community, this beautifully maintained 3-bedroom, 2-bath home offers the rare opportunity to enjoy a peaceful coastal lifestyle just moments from the Gulf. Nestled on a spacious, tree-shaded lot with room to add a pool, this property combines privacy, charm, and an unbeatable location along Scenic Highway 30A.

Enjoy a leisurely 3-minute stroll to the community's gated deeded beach access, where the sugar-white sands and emerald waters of the Gulf await. Seabreeze is a short-term rental restricted community, allowing leases of six months and one day or longer, creating a quieter, more residential atmosphere that is highly desirable along 30A. Inside, vaulted ceilings and abundant natural light create an inviting coastal feel. The second-floor living, dining, and kitchen area serves as the heart of the home, featuring an open-concept design ideal for entertaining and everyday living. Expansive screened porches extend the living space outdoors, perfect for morning coffee, afternoon reading, or relaxing after a day at the beach.

The flexible floor plan offers exceptional versatility. On the first floor, two generously sized bedrooms share a Jack-and-Jill bathroom, with a kitchenette area that creates an ideal setup for guests, multigenerational



living, or a private suite. Flex space provides the opportun complete a third full bathroom that was never finished adding even more versatility and function to the home. These spaces offer endless possibilities to customize and enhance the home to fit your vision. Upstairs, the primary bedroom features vaulted ceilings, a walk-in closet, and a private retreat-like feel, completing a thoughtful split-level design.

Set on a generously sized lot shaded by mature trees, the backyard offers plenty of room to add a pool and create your own private outdoor oasis.

Residents enjoy a remarkably low HOA fee of only \$500 per year, along with access to a scenic pathway leading to Camp Creek Lake, where kayaking, paddleboarding, fishing, and stunning sunset views await along one of 30A's rare coastal dune lakes.

Ideally located just minutes from Rosemary Beach, Alys Beach, Watersound, and the shopping and dining of 30Avenue, this home offers the perfect blend of convenience, tranquility, and coastal charm.

Whether you're seeking a primary residence, a second-home retreat, or a long-term rental opportunity, 109 Seabreeze Court presents a rare chance to own in one of 30A's most established residential communities--where you can truly make your beach home dream a reality. Schedule your private showing today.

Built in 1990

Essential Information

MLS® #	1005193
Price	\$899,000
Sold Price	\$850,000

Date Sold	\$2026-10-06
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,906
Acres	0.25
Year Built	1990
Type	Residential
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Sold

Community Information

Address	109 Seabreeze Court
Area	18 - 30A East
Subdivision	SEABREEZE
City	Inlet Beach
County	Walton
State	FL
Zip Code	32461

Amenities

Utilities	Public Water, Septic Tank
Parking	Converted Garage, Carport

Interior

Interior Features	Crown Molding, Vaulted Ceiling(s), Washer/Dryer Hookup
Appliances	Dishwasher, Disposal, Microwave, Refrigerator, Electric Water Heater
Heating	Central
Cooling	Central Air, Ceiling Fan(s)
# of Stories	2

Exterior

Lot Description	Covenants, Cul-De-Sac, Survey Available, Within 1/2 Mile to Water
Windows	Skylight(s), Window Treatments
Roof	Metal
Construction	Frame, Siding Vinyl, Trim Wood
Foundation	Slab

School Information

Elementary	Van R Butler
Middle	Bay
High	South Walton

Additional Information

Days on Website	127
Zoning	Resid Single Family

Listing Details

Listing Office	Counts Real Estate Group Inc
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