

# **\$1,080,000 - 107 Harbour Trace E, Freeport**

MLS® #1006072

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**\$1,080,000**

5 Bedroom, 5.00 Bathroom, 4,402 sqft  
Residential on 0.66 Acres

BAY HARBOUR, Freeport, FL

**MAJOR PRICE IMPROVEMENT!** Recently reduced and priced significantly below appraised value, this custom-built 2025 Bay Harbour home offers a rare opportunity to own a luxury residence with a separate guest house in one of Freeport's most desirable communities. Enjoy private access to Choctawhatchee Bay via a community dock and boardwalk, fishing pavilion, boat launch, RV and boat storage, beach area, and nature preserve. The main residence features 4 bedrooms, 4 full baths, a dedicated office, and a spacious loft/game room with wet bar. The chef's kitchen showcases a dramatic waterfall quartz island, premium built-in refrigerator, professional gas range with pot filler, custom cabinetry, and matching quartz countertops throughout. The luxurious primary suite offers a freestanding soaking tub, oversized walk-in shower, and custom closet. The separate guest house includes its own private entrance, full kitchen, living area, bedroom, bath, and laundry, making it ideal for guests, extended family, multigenerational living, caregivers, or a private workspace. Covered porches and high-end finishes throughout complete this exceptional property. Opportunities to purchase a newly completed custom home with this level of flexibility, quality, and community amenities are extremely limited. Dedicated pet wash station/dog shower in laundry room. Stem wall foundation. Low-E impact-rated windows and exterior doors, including tilt-in windows. Energy-efficient



construction with spray foam attic insulation.  
Brick paver driveway and sidewalks.  
Herringbone brick porches. Zoysia grass.  
Three HVAC systems and two tankless water heaters. Walk-in pantry with custom shelving and secondary full-size refrigerator. Deep-well irrigation system. Custom floating shelving, custom closet systems, and numerous builder upgrades throughout.

Built in 2025

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | 1006072                |
| Price          | \$1,080,000            |
| Sold Price     | \$950,000              |
| Date Sold      | \$2026-08-11           |
| Bedrooms       | 5                      |
| Bathrooms      | 5.00                   |
| Full Baths     | 4                      |
| Half Baths     | 1                      |
| Square Footage | 4,402                  |
| Acres          | 0.66                   |
| Year Built     | 2025                   |
| Type           | Residential            |
| Sub-Type       | Detached Single Family |
| Style          | Craftsman              |
| Status         | Sold                   |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 107 Harbour Trace E |
| Area        | 20 - Freeport       |
| Subdivision | BAY HARBOUR         |
| City        | Freeport            |
| County      | Walton              |
| State       | FL                  |
| Zip Code    | 32439               |

**Amenities**

|              |                                                     |
|--------------|-----------------------------------------------------|
| Utilities    | Gas - Propane, Public Sewer, Public Water, TV Cable |
| Parking      | Garage Door Opener                                  |
| # of Garages | 2                                                   |
| View         | Pond                                                |

### Interior

|                   |                                                                                                                                        |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bookcases, Tray Ceiling(s), Fireplace, In-Law Floorplan, Kitchen Island, Pantry, Shelving, Split Bedroom, Washer/Dryer Hookup, Wet Bar |
| Appliances        | Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Washer, Tankless Water Heater                                                  |
| Heating           | Central                                                                                                                                |
| Cooling           | Central Air, Ceiling Fan(s)                                                                                                            |
| # of Stories      | 2                                                                                                                                      |

### Exterior

|                   |                                                                                           |
|-------------------|-------------------------------------------------------------------------------------------|
| Exterior Features | Columns, Private Yard, Fenced Cross, Lawn Pump, Sprinkler System                          |
| Lot Description   | Aerials/Topo Availbl, Covenants, Restrictions, Survey Available, Within 1/2 Mile to Water |
| Windows           | Double Pane Windows, Window Treatments                                                    |
| Roof              | Shingle                                                                                   |
| Construction      | Brick, Siding CmntFbrHrdBrd                                                               |
| Foundation        | Slab                                                                                      |

### School Information

|            |          |
|------------|----------|
| Elementary | Freeport |
| Middle     | Freeport |
| High       | Freeport |

### Additional Information

|                 |                                        |
|-----------------|----------------------------------------|
| Days on Website | 123                                    |
| Zoning          | Deed Restrictions, Resid Single Family |

### Listing Details

|                |                   |
|----------------|-------------------|
| Listing Office | Barbee Realty Inc |
|----------------|-------------------|

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