$1,549,000 - 199 Anchor Rode Circle, Santa Rosa Beach

MLS® #987650

$1,549,000

3 Bedroom, 4.00 Bathroom, 1,936 sqft

Residential on 0.06 Acres

WATERSOUND WEST BEACH, Santa Rosa Beach, FL

Under Contract with Kick-Out. Residing behind the private gated enclave of Watersound West Beach in the sought-after Cottage District, this like-new and fully furnished 3BD + BUNKS 'Huff Home' seamlessly blends luxury accommodations with an inviting coastal flair and was recently remodeled by the design team at Lusso Interiors. Upon initial approach, the stately paver driveway bordered by lush vegetation leads way to the impressive foyer featuring soaring 10' ceilings, shiplap planked walls, and stunning hardwood flooring. The heart of the home immediately welcomes you with a sophisticated living space meticulously designed for both relaxation and entertainment with beautiful views of the community park. The well-appointed kitchen offers custom soft-close cabinetry coupled with quartz countertops, an oversized kitchen island with integrated seating, all new tableware, and a luxury appliance suite with a gas range. The screened-in porch offers a true continuation of living space overlooking the surrounding topography creating the perfect setting for reading a book or enjoying an evening night cap.
A spacious first-floor junior suite with private en-suite, laundry and powder room complete the first level.

The primary suite is graced with natural light and equipped with a walk-in closet and private covered terrace spanning the entire width of the home. The luxurious ensuite affords a

spa-like experience with a garden-style soaking tub, double vanity, an enclosed water closet, and walk-in wet room. coastal-themed, second-floor XL bunk room features built-in bunks, a cozy seating area with a TV, and is the perfect hangout spot for the kids. An additional guest suite currently configured with 2 twin beds and direct access to a full bath complete the top level.

WaterSound West is inspired by coastal villages with traditional block patterns, walkable streets, parks, and an architectural style that responds to the climate and to the setting's natural features. Bordered by Deer Lake Park, a nearly a 200-acre preserve, this extraordinary community offers dedicated beach access, placing the sugary-white sands and emerald waters of the Gulf just moments away. This sophisticated, yet quaint, neighborhood provides residents with heightened privacy and an array of amenities for your comfort and enjoyment such as a resort-style swimming pool with outdoor grill and fireplace, beautifully crafted boardwalks, a puttering park for all ages, and plenty of parks, winding trails, natural areas, while remaining geographically poised near all of the acclaimed dining and entertainment venues 30A has to offer.
Notable upgrades include newly painted interior, new quartz countertops throughout, new water heater, newer HVAC systems, new furnishings, light fixtures, plumbing fixtures, etc. With impressive rental income projections totaling $75,000 per year, "New Beginnings" is offered fully furnished and is a true turn- key home, presenting a compelling opportunity for investors and full-time or second-home residents alike. Inquire today to arrange a viewing and start envisioning the coastal lifestyle you deserve.

Built in 2013

Essential Information

MLS® #	987650
Price	$1,549,000
Sold Price	$1,549,000
Date Sold	$2025-12-01
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,936
Acres	0.06
Year Built	2013
Type	Residential
Sub-Type	Detached Single Family
Style	Florida Cottage
Status	Sold

Community Information

Address	199 Anchor Rode Circle
Area	18 - 30A East
Subdivision	WATERSOUND WEST BEACH
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Amenities	BBQ Pit/Grill, Beach, Exercise Room, Fishing, Gated Community, TV Cable, Pets Allowed, Short Term Rental - Allowed
Utilities	Electric, Gas - Natural, Phone, Public Sewer, Public Water, TV Cable
Parking	Guest, Garage

Interior

Interior Features	Crown Molding, Kitchen Island, Recessed Lighting, Newly Painted
Appliances	Dishwasher, Disposal, Dryer, Washer, Tankless Water Heater
Heating	Gas - Natural
Cooling	Central Air, Ceiling Fan(s)
# of Stories	2

Exterior

Exterior Features	Outdoor Shower
Lot Description	Covenants, Restrictions, Survey Available, Within 1/2 Mile to Water
Windows	Window Treatments
Roof	Shake
Construction	Frame, Trim Wood, Siding CmntFbrHrdBrd

School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	366
Zoning	Resid Single Family
HOA Fees	1470
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Corcoran Reverie SRB

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