$339,000 - 800 Bay Drive 17, Niceville

MLS® #990341

$339,000

3 Bedroom, 2.00 Bathroom, 1,409 sqft

Residential on 0.06 Acres

ROYAL OAK VILLAGE, Niceville, FL

This BEAUTIFULLY RENOVATED, 1-story, END UNIT townhome is *THE ONE* you've been waiting for AND comes with a HOT TUB! Welcome to #17 at the desirable Royal Oak Village that's nestled in the heart of Bluewater Bay! This 3 BR, 2 BA, 1,405 SF unit has been meticulously cared for & features a 2020 HVAC unit, 2020 water heater, a large & fully renovated kitchen with stunning quartz countertops, soft close white cabinets, and pull-out cabinet drawers! The primary bathroom has been completely upgraded with a tiled shower & glass doors, gorgeous quartz countertops, tiled flooring, a large walk-in closet, and has an infrared ceiling heater to keep you warm after showering. Enjoy having waterproof laminate flooring throughout all main living areas, tile in the 2 bathrooms, foyer, & laundry, and no carpet! The Florida room has been professionally transformed into a 3rd bedroom with a walk-in closet, barn doors, and has an entry/exit door leading to the back covered/open porches and hot tub within the privacy fenced backyard. This bedroom is currently being used as an office space but could also be used as a gym, play room, craft room, etc... The spacious living room features a cathedral ceiling and a wood burning fireplace with beautiful pebbled rock tiles surrounding the face of it and shiplap up the and around the wall. Down the hall, there is another guest bedroom with a large walk-in closet. It's located in the front of the unit by the full guest bathroom, laundry closet, and

primary bedroom. The *fully replaced & upgraded electrical panel* is located in the hallway by the laundry room closet. The very spacious primary bedroom is located in the back of the townhome and has French doors leading out back to the hot tub that has been immaculately cared for. Enjoy the serenity of relaxing in it or entertaining your friends & family with it. You can also entertain your guests in the front privacy fenced courtyard area as well as the in the backyard. This townhome allows you ample space to easily host small or large gatherings! Be the host with the most! Everything about this townhome, both inside and out, is sure to please! Whether you're a 1st-time home buyer, downsizing, investing, retiring, or wanting a 2nd home near the beach/bay, this no-maintenance property is exactly what you need and will enjoy! Don't miss your opportunity call Unit 17 all yours before it's too late! Check out the virtual tour and then schedule your private tour today!

More wonderful features:
* All the windows and exterior doors were replaced in 2018 & 2020. They are double paned and there are fabric hurricane shield protection covers for the front door and window that are located in the carport storage room that will convey with the home. Having these upgraded windows & coverings all you to receive all the wind credits for home insurance purposes.
* The washer, dryer, kitchen appliances, hot tub, and the sun shade above the hot tub will all convey with the home.
* There is a large & spacious storage closet in the carport along with a pull down ladder in the carport for easy storage access to the attic area above it.
* The electrical panel has been completely replaced and upgraded which is very desirable for home insurance!!! :)
* Home insurance quote is $2,077.30/year

from Affordable Home Insurance.
* The HOA is $277 per month and covers the replacement of the roof, grounds keeping, irrigation, the maintenance to the exterior of the unit, and maintains the roads with ample overflow parking spaces. There are 3 overflow parking spaces right next to this unit for easy access when needed! There is no one-time new buyer's fee. It is managed by Panhandle Management.
* Short-term rentals are not allowed. (Lease terms must be for 6 months or more.)
* ROYAL OAK VILLAGE is located just minutes to all the fun activities within Bluewater Bay such as the tennis center, pickleball center, golf course, & 3 swimming pools! (These all require separate paid memberships and are not part of the HOA amenities.) It's also within very close proximity to multiple restaurants, a grocery store, a pharmacy, banks, dental offices, doctors offices, an elementary school, and much more!

* At the end of Bay Drive is one of the many locals' favorites - L. J. Schooners! It has a restaurant, bar, marina, and boat/jet ski/ kayak/paddle board/canoe launching area! Definitely check it out!
* The stunning beaches of Destin are right over the mid-bay bridge - just 9.5 miles away!

Built in 1981

Essential Information

MLS® #	990341
Price	$339,000
Sold Price	$335,000
Date Sold	$2026-03-09
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,409

Acres	0.06
Year Built	1981
Type	Residential
Sub-Type	Townhouse
Style	Townhome
Status	Sold

Community Information

Address	800 Bay Drive 17
Area	13 - Niceville
Subdivision	ROYAL OAK VILLAGE
City	Niceville
County	Okaloosa
State	FL
Zip Code	32578

Amenities

Utilities	Electric, Public Sewer, Public Water, Underground
Parking	Detached Carport, Guest

Interior

Interior Features	Cathedral Ceiling(s), Fireplace, Recessed Lighting, Track Lighting, Newly Painted, Pantry, Pull Down Stairs, Washer/Dryer Hookup
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Microwave, Range Hood, Washer, Electric Water Heater
Heating	Central
Cooling	Central Air, Ceiling Fan(s)
# of Stories	1

Exterior

Exterior Features	Private Yard, Hot Tub, Rain Gutters
Lot Description	Corner Lot, Covenants, Level, Restrictions, Within 1/2 Mile to Water
Windows	Double Pane Windows, Tinted Windows
Roof	Shingle
Construction	Stucco, Wood Siding, Trim Wood
Foundation	Slab

School Information

Elementary	Bluewater

Middle	Ruckel
High	Niceville

Additional Information

Days on Website	332
Zoning	County, Deed Restrictions, Resid Single Family

Listing Details

Listing Office	Elevation Realty Inc

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