$2,695,000 - 122 Gulf Point Road, Santa Rosa Beach

MLS® #996116

$2,695,000

5 Bedroom, 5.00 Bathroom, 3,470 sqft

Residential on 0.25 Acres

BLUE MOUNTAIN BEACH, Santa Rosa Beach, FL

Just 100 yards from deeded beach access to the sugar white sand, this renovated coastal retreat offers Gulf views and exceptional indoor and outdoor entertaining. The private pool anchors a fully fenced backyard oasis designed for relaxed afternoons and effortless hosting, while the rooftop deck showcases panoramic Gulf views and an outdoor kitchen, the perfect setting for sunset gatherings above it all. Multiple balconies overlook the landscaped yard and pool, inviting doors to remain open and coastal breezes to move easily through the home. The third floor living space captures Gulf views across the open kitchen, dining, and living areas, thoughtfully designed for gathering.The fully renovated kitchen blends clean lines with functionality, while refinished wood floors, fresh interior paint, and updated lighting create a bright, relaxed coastal atmosphere. On the first level, a separate living area with kitchenette and full bath opens directly to the pool deck, providing a comfortable and inviting space for family and guests to unwind. A residential elevator connects each floor, making everyday living and hosting effortless. Not rented in over a decade and extensively improved, the home features a 2023 roof, updated HVAC systems, a Rinnai tankless water heater, whole home Sonos audio, Eero mesh WiFi, InvisiGuard window tinting, and approximately 100,000 dollars in updated furnishings. Offered fully furnished and turnkey, this is a rare opportunity to own a deeded beach access

property that delivers both lifestyle and long term value.

Built in 2004

Essential Information

MLS® #	996116
Price	$2,695,000
Sold Price	$2,600,000
Date Sold	$2026-04-08
Bedrooms	5
Bathrooms	5.00
Full Baths	5
Square Footage	3,470
Acres	0.25
Year Built	2004
Type	Residential
Sub-Type	Detached Single Family
Style	Beach House
Status	Sold

Community Information

Address	122 Gulf Point Road
Area	17 - 30A West
Subdivision	BLUE MOUNTAIN BEACH
City	Santa Rosa Beach
County	Walton
State	FL
Zip Code	32459

Amenities

Utilities	Electric, Gas - Natural, Public Sewer, Public Water
Parking	Garage Door Opener
# of Garages	1
View	Gulf
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Newly Painted, Elevator
Appliances	Dishwasher, Microwave, Refrigerator, Washer, Tankless Water Heater
Heating	Gas - Natural
Cooling	Central Air, Ceiling Fan(s)
# of Stories	3

Exterior

Exterior Features	Balcony, Outdoor Shower, Separate Living Area
Lot Description	Within 1/2 Mile to Water
Roof	Metal
Construction	Trim Wood, Siding CmntFbrHrdBrd

School Information

Elementary	Dune Lakes
Middle	Emerald Coast
High	South Walton

Additional Information

Days on Website	233
Zoning	Resid Single Family

Listing Details

Listing Office	Scenic Sotheby's International Realty

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