# $525,000 - 80 Ivy Lane, Santa Rosa Beach

MLS® #998307

**$525,000**

2 Bedroom, 1.00 Bathroom, 978 sqft

Residential on 0.96 Acres

BAYOU CREEK ESTATES, Santa Rosa Beach, FL

Tucked beneath a canopy of towering oaks and pines on a rare 0.96 acre lot in Point Washington, this charming 2 bedroom, 1 bath coastal cottage offers the privacy of Old Florida living just minutes from Grayton Beach and 30A. With nearly an acre of wooded land, the property provides a peaceful retreat surrounded by nature while remaining moments from the restaurants, shops, and beaches that define the 30A lifestyle. Approximately a 1.5-mile walk to Bayside Ranchettes Park, residents enjoy easy access to Choctawhatchee Bay, where sunsets, fishing from the dock, shaded picnic areas, and kayak or canoe launches are part of everyday life.

A shaded approach through mature trees sets the tone for the tranquil setting this property provides. Inside, the home features a bright, open living and dining area with an abundance of windows that frame serene forest views and invite in natural light. The spacious kitchen offers generous storage and flows into a relaxing sunroom, an ideal spot for morning coffee while taking in the surrounding landscape.

Step outside to the large screened porch, where evenings are spent listening to birdsong, watching deer wander through the property, and enjoying the quiet rhythm of life in Point Washington.

For those seeking privacy, natural surroundings, and proximity to 30A without the crowds, this property presents a rare opportunity. Whether as a full-time residence, weekend retreat, or future investment, 80 Ivy Lane captures the timeless charm of Old Florida living. Contact us for more information or a private showing.

All information is deemed reliable and provided for informational purposes; buyers are encouraged to independently verify all details.

Built in 2003

## Essential Information

| | |
|---|---|
| MLS® # | 998307 |
| Price | $525,000 |
| Sold Price | $525,000 |
| Date Sold | $2026-04-16 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 978 |
| Acres | 0.96 |
| Year Built | 2003 |
| Type | Residential |
| Sub-Type | Detached Single Family |
| Style | Florida Cottage |
| Status | Sold |

## Community Information

| | |
|---|---|
| Address | 80 Ivy Lane |
| Area | 19 - Point Washington |
| Subdivision | BAYOU CREEK ESTATES |
| City | Santa Rosa Beach |
| County | Walton |
| State | FL |
| Zip Code | 32459 |

## Amenities

| | |
|---|---|
| Utilities | Electric, Public Water |

## Interior

| | |
|---|---|
| Interior Features | Recessed Lighting, Pantry, Washer/Dryer Hookup, Woodwork Painted |
| Appliances | Dishwasher, Dryer, Microwave, Refrigerator, Washer |
| Heating | Central |
| Cooling | Central Air, Ceiling Fan(s) |
| # of Stories | 1 |

## Exterior

| | |
|---|---|
| Lot Description | Covenants, Within 1/2 Mile to Water, Wooded |
| Roof | Metal |
| Construction | Siding CmntFbrHrdBrd |

## School Information

| | |
|---|---|
| Elementary | Dune Lakes |
| Middle | Emerald Coast |
| High | South Walton |

## Additional Information

| | |
|---|---|
| Days on Website | 213 |
| Zoning | Resid Single Family |

## Listing Details

| | |
|---|---|
| Listing Office | EXP Realty LLC |

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