

\$1,099,000 - 2624 Edgewater Drive, Niceville

MLS® #998939

\$1,099,000

4 Bedroom, 5.00 Bathroom, 4,515 sqft

Residential on 1.11 Acres

ROCKY BAYOU ESTATES 02, Niceville, FL

'NEW SURVEY COMPLETED'

Main home survey attached, also the Additional 0.32-acre surveyed area included Potential future buildable lot

Opportunity for guest house, investment, resale, or family compound (subject to county approval). Welcome to 2624 Edgewater Drive in Niceville's Rocky Bayou on the Bayou community. Situated on 1.11 acres beneath mature oak trees, this property offers privacy, space, and access to a bayfront community lot with a short walk to the park.

Outdoor living shines with a screened 40,000-gallon pool, multiple deck areas, koi pond, rose garden, and a spacious Florida room featuring a built-in custom indoor hot tub. Inside, hardwood floors, custom shutters, and fully customized closets with built-in cabinetry throughout complement the open layout. The kitchen features Viking and Sub-Zero appliances. The primary suite includes a spa-like bath with hair washing station and dual shower heads.

Upgrades include a new roof, updated AC and duct system, solar panels.

Heated/cooled basement (not in 4,515 sq ft)--ideal for a theater, game room, or man cave.



Built in 1992

Essential Information

MLS® #

998939

Price	\$1,099,000
Sold Price	\$1,015,000
Date Sold	\$2026-10-13
Bedrooms	4
Bathrooms	5.00
Full Baths	3
Half Baths	2
Square Footage	4,515
Acres	1.11
Year Built	1992
Type	Residential
Sub-Type	Detached Single Family
Style	Traditional
Status	Sold

Community Information

Address	2624 Edgewater Drive
Area	13 - Niceville
Subdivision	ROCKY BAYOU ESTATES 02
City	Niceville
County	Okaloosa
State	FL
Zip Code	32578

Amenities

Utilities	Gas - Natural, Public Sewer, Public Water, Septic Tank, Underground
Parking	Garage Door Opener, Oversized
# of Garages	3
Has Pool	Yes
Pool	In Ground

Interior

Interior Features	Breakfast Bar, Bookcases, Cathedral Ceiling(s), Crown Molding, Vaulted Ceiling(s), Fireplace 2+, Kitchen Island, Pantry, Pull Down Stairs, Split Bedroom, Wet Bar
Appliances	Cooktop, Dishwasher, Disposal, Microwave, Double Oven, Range Hood, Refrigerator, Gas Water Heater
Heating	Natural Gas, Gas - Natural
Cooling	Central Air, Ceiling Fan(s)

Has Basement	Yes
Basement	Unfinished
Fireplace	Yes
Fireplaces	Fireplace Gas
# of Stories	2

Exterior

Exterior Features	Private Yard, Pavillion/Gazebo, Pool - Enclosed, Outdoor Shower, Sprinkler System, Yard Building
Windows	Double Pane Windows, Window Treatments
Roof	Shingle
Construction	Foundation Off Grade, Brick, Masonite
Foundation	Slab

School Information

Elementary	Plew
Middle	Ruckel
High	Niceville

Additional Information

Days on Website	208
Zoning	City, Deed Restrictions, Resid Single Family

Listing Details

Listing Office	Ash Caswell and Company
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