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Condominiums

MLS#: 530173my
Status: Active
Project: BELLA VITA
LastChng: 03/24/2010
Address: 56 BLUE MOUNTAIN ROAD, #B107
 SANTA ROSA BEACH, FL
Zip: 32459
County: WALTON
MainArea: 17 South Santa Rosa Beach
SubArea: 05 SOUTH OF 30A WEST BEACHES
ParcelID: 12-3S-20-34900-00J-0010
ElemSch: VAN R. BUTLER **Middle:** BAY **High:** SOUTH WALTON
Dir: Bella Vita is located on Blue Mountain Beach Road (off 30A) in South Walton County. South of County Road 30-A and between the junctions of Highways 393 and 83.
Legal: UNIT B107 BELLA VITA AND A FRACTIONAL INTEREST IN ALL COMMON AREAS.

(Click for Virtual Tour)

ListPrice: \$950,000
Sale Type: As Is, REO
ApproxSF: 2,076
\$/Sqft: \$457.61
BalconySF:
Bedrooms: 3
Baths Full/Half: 3/1
StoriesInUnit: 1
YearBuilt: 2003
ImmOce?: Y

Click photo to enlarge or view multi-photos.



This first floor Bella Vita unit allows direct access to the resort's multiple amenities and fabulous gulf views. Bella Vita is a prestigious gulf front condominium project of 48 total units located in Blue Mountain Beach. Bella Vita boasts 365 feet of beachfront, a gated entry, underground parking, lush grounds and an on-site fitness center. B107 is offered fully furnished with designer furnishings throughout. This 3 BR/ 3.5 BA property features a large chef's kitchen overlooking the family room and dining room. All three bedrooms are spacious and well-appointed. The gulf front master allows plenty of privacy. This is a property for those with discriminating taste. Unit is on vacation rental program. Rental income is projected at \$44K per year. Buyer to verify all dimensions and written information. PROPERTY TO BE SOLD "AS IS". PROPERTY TO BE SOLD "AS IS".

Information herein is approximate and not exact.

ParkingSpaces: Covered:1 Assigned:0
PrkingFeat: Guest, Covered
WatFrnt: Gulf
GulfFrntDesc: Boundary: To the Water, Access: Association Owned
ProjFacil: Beach, Community Room, Deed Access, Elevators, Exercise Room, Gated Community, Minimum Rental Period, Owner Pets Allowed, Pool, TV Cable, Waterfront **WatView:** Gulf
StoriesInBldg: 4 **UnitFloorsAbvGrnd:** 4

Room Type	Lvl	Dimnsns	Const/Siding:	ExtFeatures:	IntFeatures:	Appliances:	Utilities:	Energy:
Dining/Living	1	16.10X15.8		Balcony, Columns	Breakfast Bar, Ceiling:Crown Molding, Ceiling:Trayed/Coffered, Floor:Tile, Floor:W/W Carpet, Furnished:None, Lighting:Recessed, Washer/Dryer Hookup, Window Treatment:Some	Dishwasher, Disposal, Microwave, Range Hood, Refrigerator, Refrigerator W/Ice Maker, Smoke Detector, Stove/Oven Gas	Electric, Gas:Natural, Phone, Public Sewer, Public Water	A/C: Central Electric, A/C: High Efficiency, Ceiling Fans, Double Paned Windows, Heat Pump W/A, Heat: Central Electric
Kitchen	1	15.8X10.2						
Bedrm:Master	1	17.10X14						
Bath: Master	1	12.5X12						
Bedrm:Additnl	1	12.6X11.6						
Bedrm:Additnl	1	12X12						

Mbed/Mbath: Mbath Double Vanity, Mbath Garden Tub, Mbath Separate Shower, Mbath Tile, Mbath Whirlpool, Mbed Carpeted, Mbed Walk-In Closet, Mbed Waterfront, Mbed Balcony

Hmstd:
MonthlyRent: \$0
Assmt Fee : \$954.00 Monthly
Financing: Conventional
AssmntFees Incl.: Accounting, Gas, Ground Keeping, Recreational Facilities, Sewer, Trash Disposal, TV Cable, Water
ListOffice: ERMS Re/Max Southern Realty
AssmMrtTyp:
LeaseExpDate:
NewBuyerFee:
SaleSubjtoLease: N
PreConFlip: N
ExistLeases: 0

All information in this listing, including but not limited to square footage, room dimensions and lot size is approximate and not exact. Buyers are expected to verify any specific information prior to signing any contract. Neither the Emerald Coast Association of Realtors nor any Realtor is liable for any inaccuracies herein. Copyright: 2010 by the Emerald Coast Association of Realtors

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