

# \$470,000 - 4478 Water Leaf Cv, Gulf Breeze

MLS® #667131

**\$470,000**

4 Bedroom, 3.00 Bathroom, 2,252 sqft

Residential on 0.19 Acres

Water Leaf, Gulf Breeze, FL

4478 Water Leaf Cove is a 4 bedroom, 3 bath home with a living space of 2,252 offering the appeal of newer construction with modern design, quality finishes, and smart-home convenience. Open-concept design: Seamlessly connects the kitchen, breakfast nook, and living/dining areas—perfect for entertaining- Gourmet kitchen: Granite countertops, stainless appliances, center island with breakfast bar, and generous pantry. Nestled in a small cul-de-sac street yet close to amenities, top-rated schools, and beautiful Gulf beaches, it's a move-in-ready dream—especially with an attractive 3.25% VA loan option for a qualified buyer. Positioned in East Gulf Breeze (Midway), easy access to beaches, Pensacola, Navarre, NAS, and Hurlburt Air Force Base -Highly-rated schools nearby: Oriole Beach Elementary with the approximate distances of 3.4mi, Woodlawn Beach Middle 1.7mi Gulf Breeze High 8 mi. The exterior provides covered patio, approx. 12'5"–15' overlooking a fenced yard with custom patio pavers, offering a relaxing outdoor space. Important additions include gutters, hurricane window fabric, irrigation and an upgraded exterior sitting area- a must see!

Built in 2022

## Essential Information

MLS® #

667131



Price	\$470,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,252
Acres	0.19
Year Built	2022
Type	Residential
Sub-Type	Single Family Residence
Style	Craftsman
Status	Active

### Community Information

Address	4478 Water Leaf Cv
Subdivision	Water Leaf
City	Gulf Breeze
County	Santa Rosa
State	FL
Zip Code	32563

### Amenities

Utilities	Cable Available
Parking Spaces	3
Parking	3 Car Garage, Garage Door Opener
# of Garages	3
Has Pool	Yes
Pool	None

### Interior

Interior Features	High Speed Internet
Appliances	Electric Water Heater, Built In Microwave, Dishwasher, Disposal
Heating	Heat Pump, Central
Cooling	Central Air
# of Stories	1
Stories	One

### Exterior

Exterior Features	Sprinkler, Rain Gutters
Lot Description	Interior Lot

Windows	Shutters
Roof	Shingle
Foundation	Slab

### **School Information**

Elementary	Oriole Beach
Middle	WOODLAWN BEACH
High	Gulf Breeze

### **Additional Information**

Zoning	County
HOA Fees Freq.	Annually

### **Listing Details**

Listing Office	Avenue Realty
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