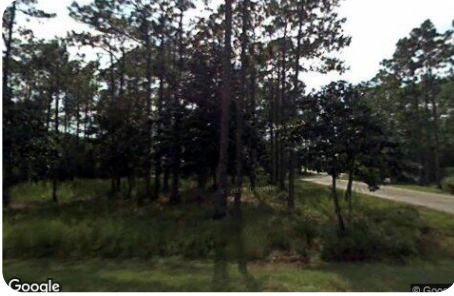


Single Family Residence **RESIDENTIAL**

259 RIVER CIR

SANTA ROSA BEACH, FL 32459

\$475,825 TopHap Estimate · \$229 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,082 ft²

LIVING AREA

0.57 ac

LOT SIZE

1993

YEAR BUILT

1

STORIES

VALUATION

\$476K

\$435K low

\$516K high

Last Sale

\$251,000 · Sep 9, 2016

Est. Owner Equity

\$204,809

Loan-to-Value

57%

TAX & ASSESSMENT

Property Tax	\$1,430 (2024)
Assessed Value	\$394,205
Previous Assessed	\$405,830
Assessor Market Value	\$394,205

PROPERTY FACTS

Property Type	Single Family Residence
County	Walton
Lot (acres)	0.57
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Fireplace	Yes
Garage	Carport (Unspecified)
Pool	Spa/Hot Tub (Only)

Patio · 192 ft²

Porch · 231 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Sep 9, 2016	Resale	Warranty Deed	\$251,000	\$121	\$246K
Jul 3, 2003	Resale	Grant Deed	\$199,900	\$96	
Jul 22, 1997	Resale	Grant Deed	\$110,000	\$53	\$99K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Van R. Butler Elementary School	Elementary	KG–5	1.8 mi
South Walton High School	High	9–12	4.5 mi
Emerald Coast Middle School	Middle	6–8	8.6 mi

District: Walton County School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 32459

90 CRIME INDEX	73 AIR POLLUTION	21,405 POPULATION	\$109K MEDIAN IN-COME	68°F AVG TEMP	60% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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