



# BRIZO

# A quiet community of stylish new homes tucked between the beach and the bay of Santa Rosa Beach

Discover the tranquility of Brizo, an enclave of contemporary homes nestled harmoniously between the pristine shores of the beach and the tranquil waters of the bay. The epitome of coastal living awaits at Brizo, where flexible floor plans are meticulously crafted for entertainment and relaxation.

Stepping into our spacious two-story floor plans, you are greeted by raised ceilings, luxury flooring, and open-concept living that's perfect for hosting gatherings. Relax and retreat to the primary suite, where serenity and sophistication converge in perfect harmony. With optional sunroom and patio spaces to enjoy the outdoors, Brizo beckons as a haven for those seeking a quiet community with modern conveniences and distinguished charm.



Now Selling from the \$600s  
in Santa Rosa Beach



# A sanctuary community tucked in the heart of Santa Rosa Beach offering unlimited opportunities for excitement

Introducing Brizo, a serene retreat nestled between the bay and the beach, offering stylish new homes designed for relaxation and entertainment. Enjoy unparalleled convenience and easy access to [Choctawhatchee Bay](#), public beaches on 30A, and nearby attractions like [Destin](#) and [Topsail State Park](#). Each home features spacious two-story layouts and stylish design elements, creating a welcoming atmosphere fit for entertaining.

Located in Santa Rosa Beach, Brizo offers 18 homesites perfect for growing families or those seeking more space. Its prime location near the bay and close proximity to popular destinations like [30A](#), [Grayton Beach](#), and Topsail State Park make it an ideal choice for vibrant coastal living. Immerse yourself in the vibrant community and well-connected lifestyle that Brizo has to offer.

Explore the bustling energy of 30A from your haven at Brizo, with easy access to beaches, boutiques, and dining delights. Indulge in culinary experiences a couple miles from home, from breakfast spots like [Donut Hole](#), to standout establishments like [Stinky's Fish Camp](#). Enjoy leisurely strolls through upscale shopping centers and quaint boutiques, all within reach of Santa Rosa Beach.

Venture further and discover exciting shopping destinations of [Grand Boulevard](#) at Sandestin, [Destin Commons](#), and [Gulf Place](#), providing endless opportunities. Immerse yourself in the natural beauty of Florida's Emerald Coast, with pristine trails at [Camp Helen State Park](#) and charming beach towns like Seaside and Rosemary Beach waiting to be explored—all within easy reach of your coastal retreat at Brizo.



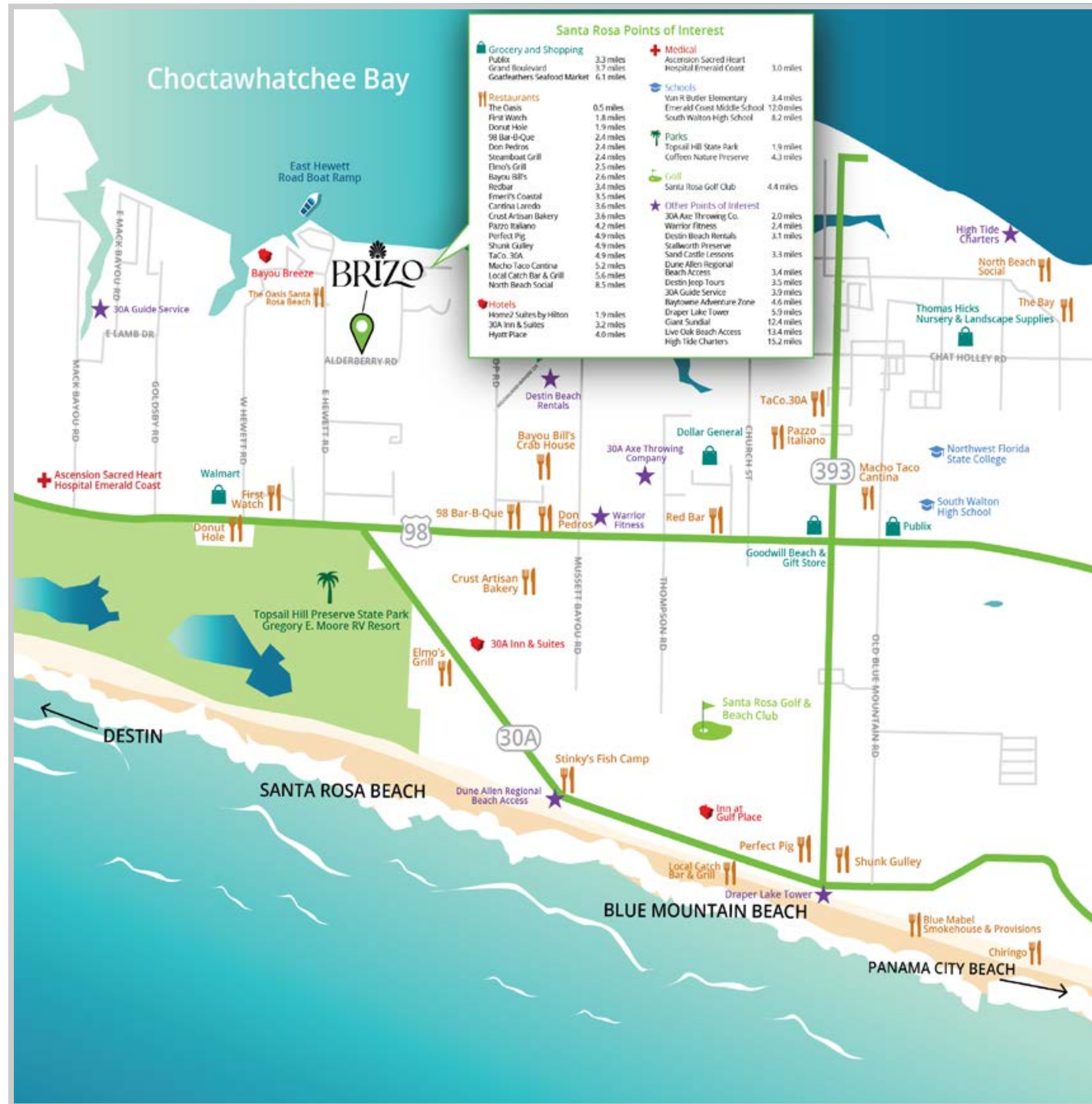
# Surrounding Locations

The growing community of 30A surrounding Brizo has so much to offer - get to know everything in and around the neighborhood.

## POINTS OF INTEREST

Topsail Hill State Park	1.9 miles
Dune Allen Regional Beach Access	3.4 miles
Grand Boulevard at Sandestin	3.8 miles
Jollee Island Nature Park	4.1 miles
Coffeen Nature Preserve	4.3 miles
Santa Rosa Golf Club	4.4 miles
The Market Shops	4.5 miles
Baytowne Wharf	5.0 miles
Seascape Golf Course	6.8 miles
Grayton Beach State Park	10.1 miles





# Neighborhood Attractions

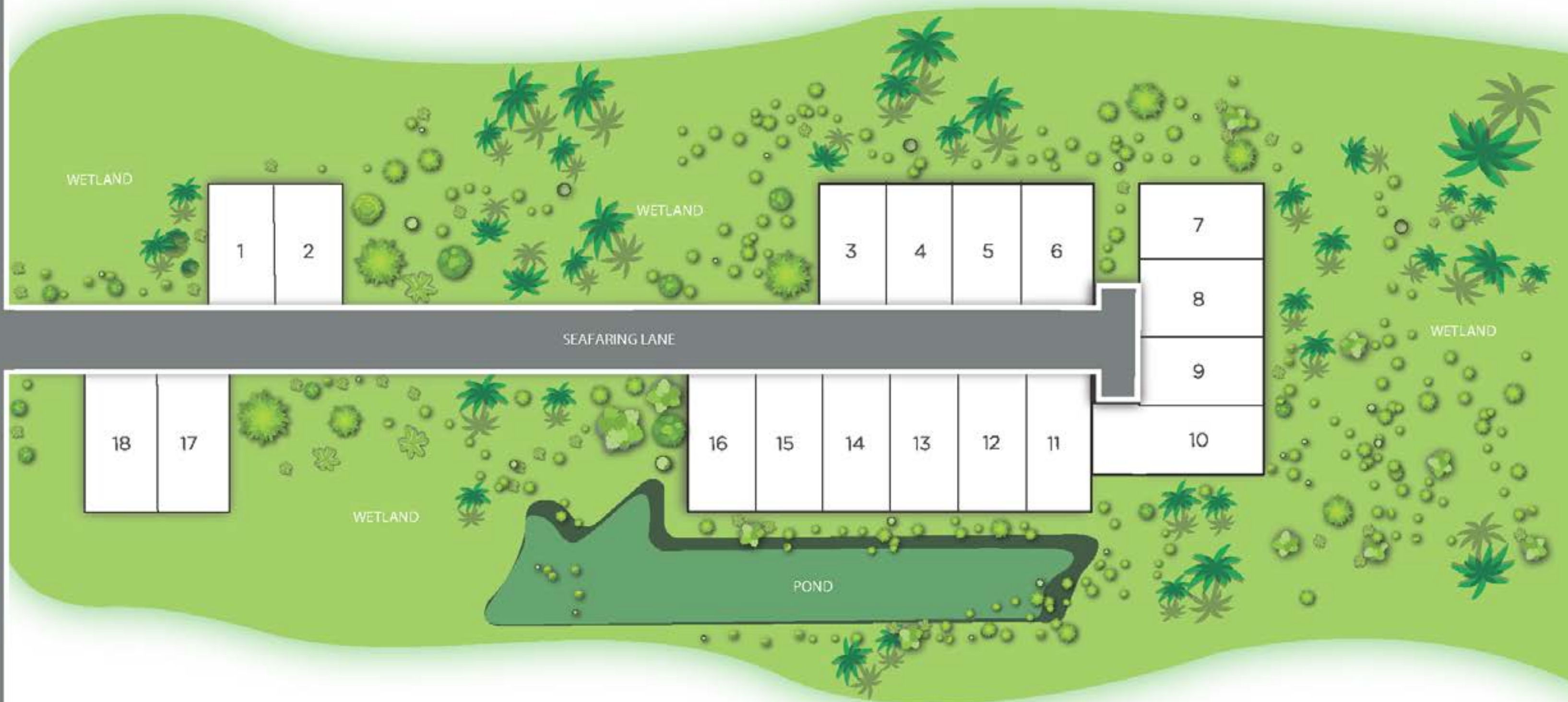
Experience the best of Santa Rosa Beach with convenient access to top-notch shopping, dining, entertainment, and relaxation, all within reach of your new home at Brizo.

## Additional Points of Interest (many more points of interest not listed)

Category	Point of Interest	Distance
Shopping	The Market Shops	4.5 miles
	Silver Sands Premium Outlets	5.8 miles
	Destin Commons	10.2 miles
	HarborWalk Village	15.4 miles
Restaurants	Marina Bar & Grill	4.5 miles
	Blue Mabel Smokehouse and Provisions	8.5 miles
	The Bay	8.8 miles
	Chanticleer Eatery	10.3 miles
	Chiringo	11.0 miles
	Margaritaville Restaurant	15.4 miles
Golf	Seascape Golf Course	6.8 miles
	Emerald Bay Golf Club	9.1 miles
	Regatta Bay Golf & Yacht Club	10.4 miles
Parks	Jolee Island Nature Park	4.1 miles
	Haugen Park	7.5 miles
	Grayton Beach State Park	10.1 miles
	Cerulean Park	11.0 miles
	Eden Garden State Park	11.1 miles
	Clement Taylor Park	15.7 miles
Other Points of Interest	Fat Daddy's Arcade	11.4 miles
	Gator Beach	11.4 miles
	The Track	12.7 miles
	Big Kahuna's Water & Adventure Park	13.3 miles
	Buccaneer Pirate Cruise	15.4 miles
	Destin Harbor Boardwalk	15.5 miles
	Destin Crab	
	Island Adventure	15.7 miles
	Gulfarium Marine Adventure Park	20.5 miles



ALDERBERRY ROAD



# Community Map

Get to know your future community, surrounded by gorgeous woodlands, the beach and the bay, convenient amenities, and stunning home designs to match the unique look and feel of the area.



# Area Amenities



Bay Circle Boat Launch



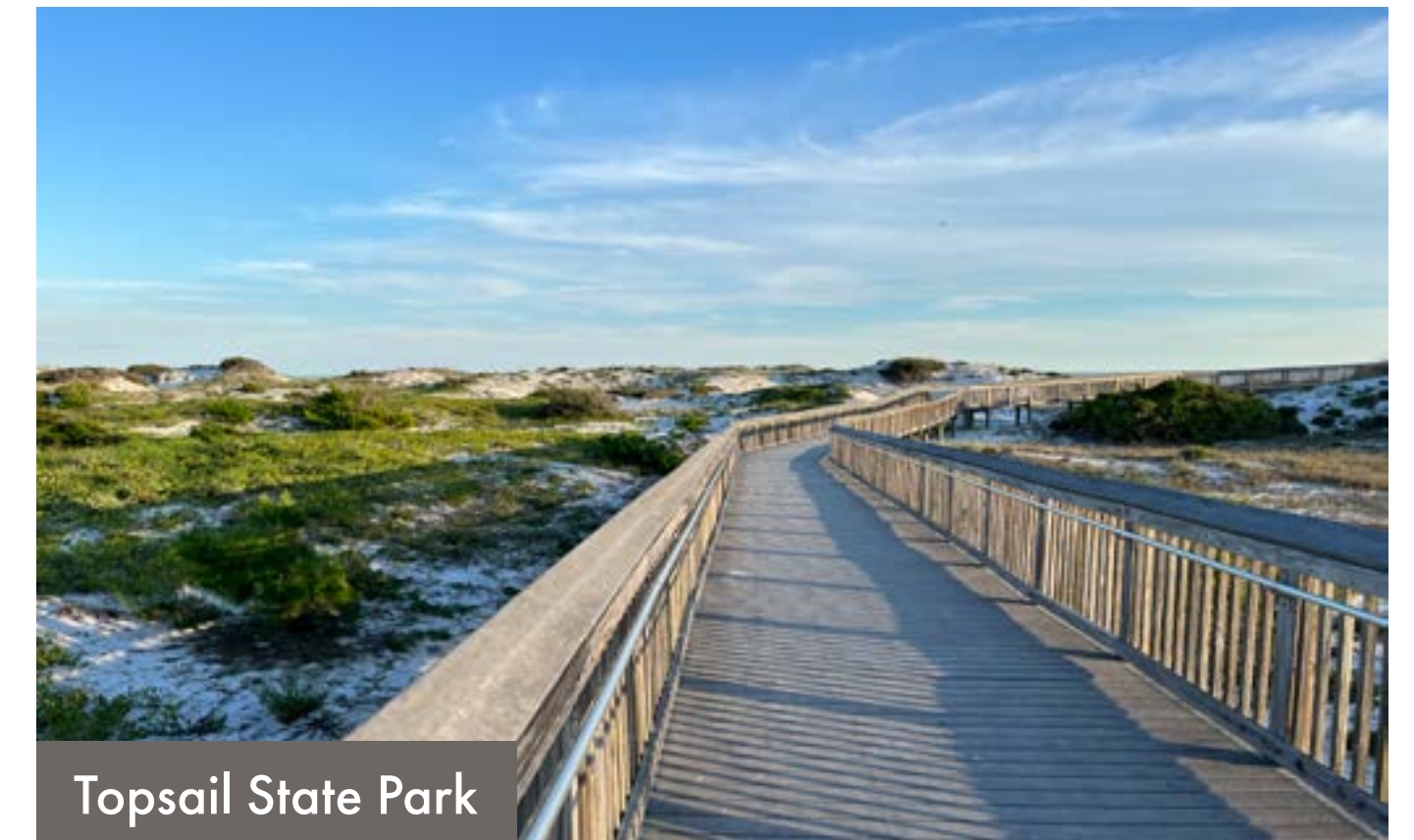
Fort Panic Beach Access



Dune Allen Beach Access



Gulf Place



Topsail State Park



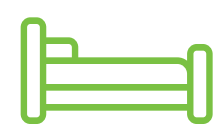
# Design Features & Finishes

## Spacious, Family-Friendly Living

Brizo captures a harmonious blend of sophistication and calm, offering floor plans complete with luxurious finishes and design choices.

Our two-story single-family homes feature welcoming open floor plans, with a mix of comfortable indoor and outdoor living spaces. Inside, homeowners enjoy inviting spaces with up to five private bedrooms, a dedicated second-floor loft space, and an expansive primary suite with a large walk-in closet. The main floor features 9' ceilings and an open plan perfect for hosting friends and family from the living room, dining room, and kitchen. The first level features an enclosed garage, perfect for storing a golf cart and bike, as well as a covered patio, making an ideal place to host guests and enjoy the outdoors.

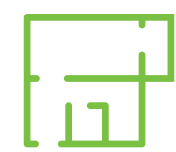
## Community Key Features



4-5  
Bedrooms



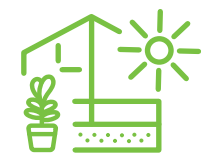
3.5-4.5  
Baths



2,300+ SF  
Floorplans



2-Car Garage



Covered Patio



2-Story  
Homes





# The Chopin



Elevation 10



Elevation 30



FIRST FLOOR



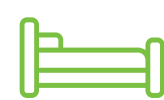
SECOND FLOOR



OPT. SCREENED PATIO

OPT. SUNROOM

### Floor Plan



5 bedrooms



4.5 baths



2,508-2,672 sq ft



2 stories



2-car garage



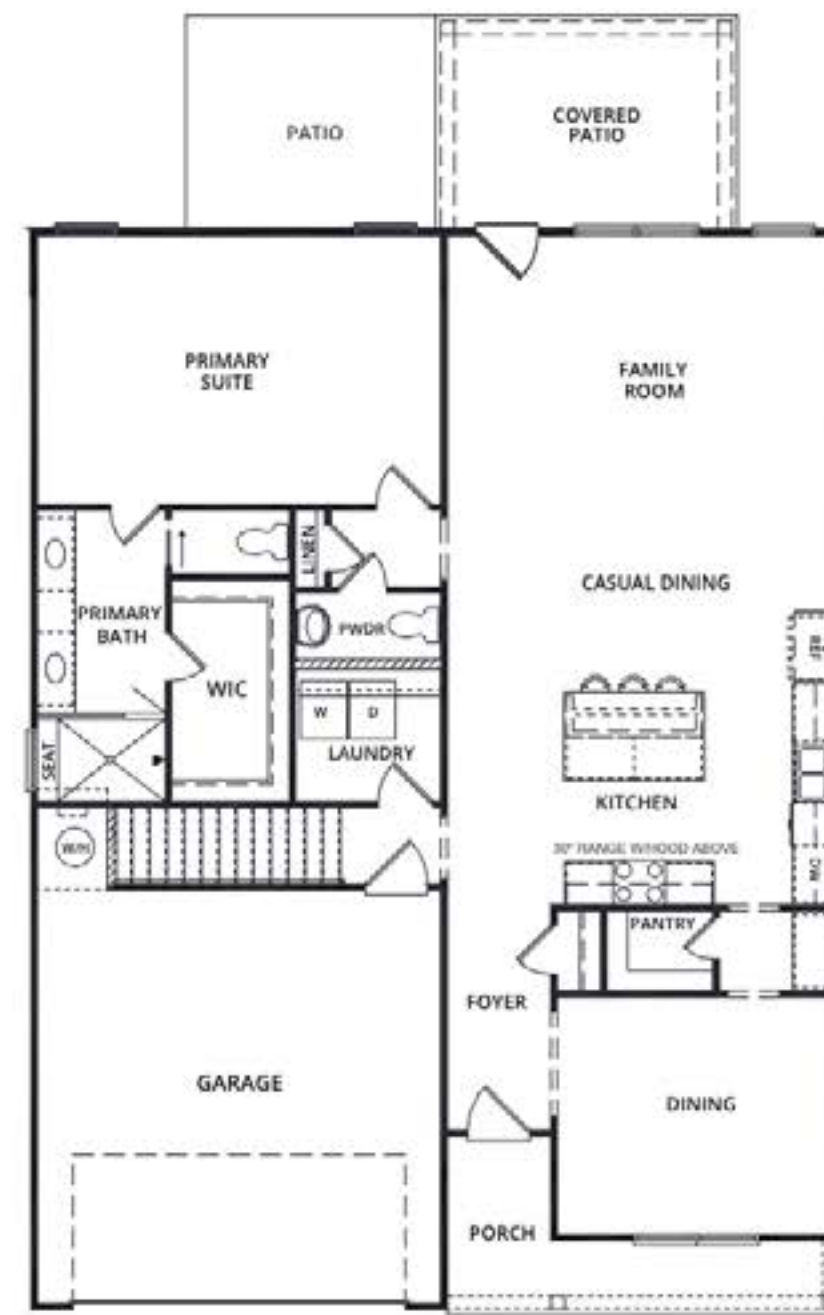
# The Mozart



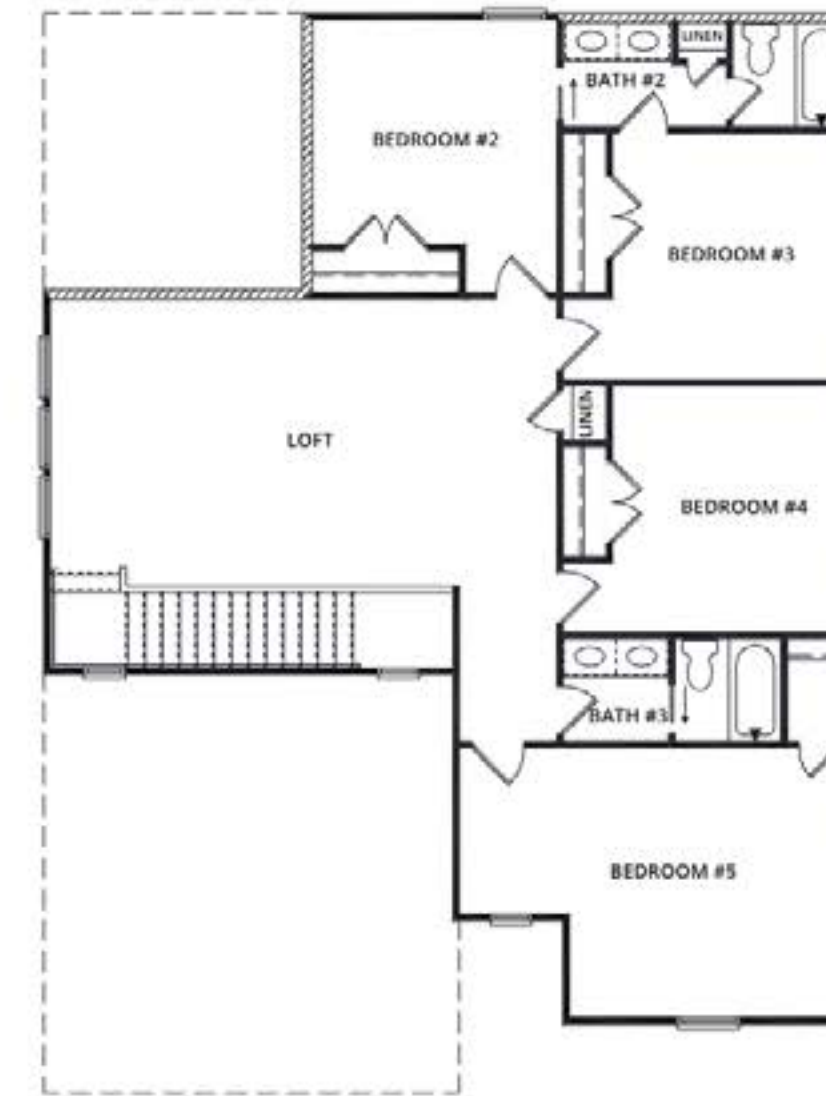
Elevation 10



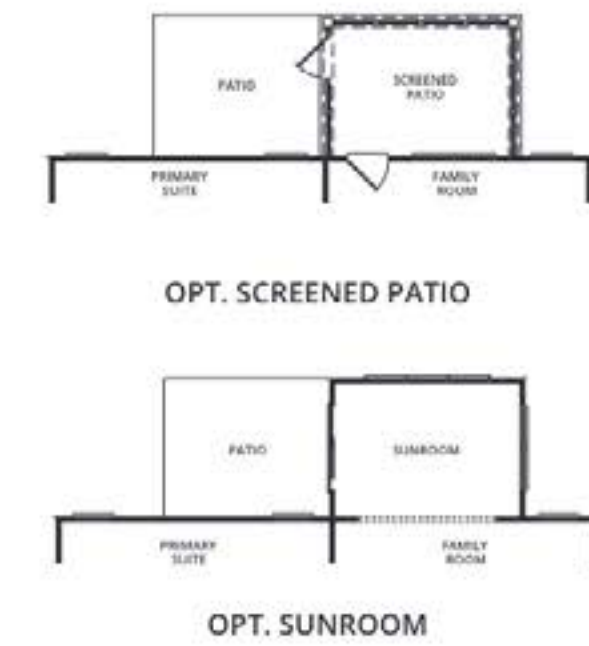
Elevation 30



FIRST FLOOR



SECOND FLOOR



## Floor Plan



5 bedrooms



3.5 baths



2,818-3,051 sq ft



2 stories



2-car garage



# The Schubert



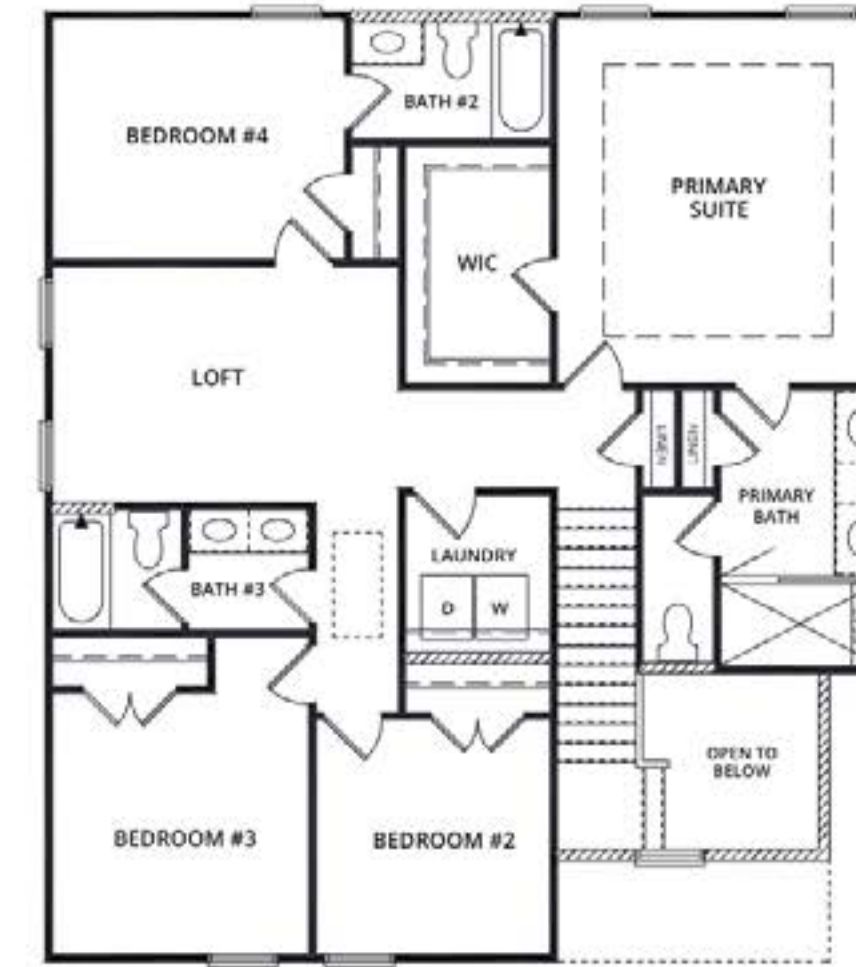
Elevation 10



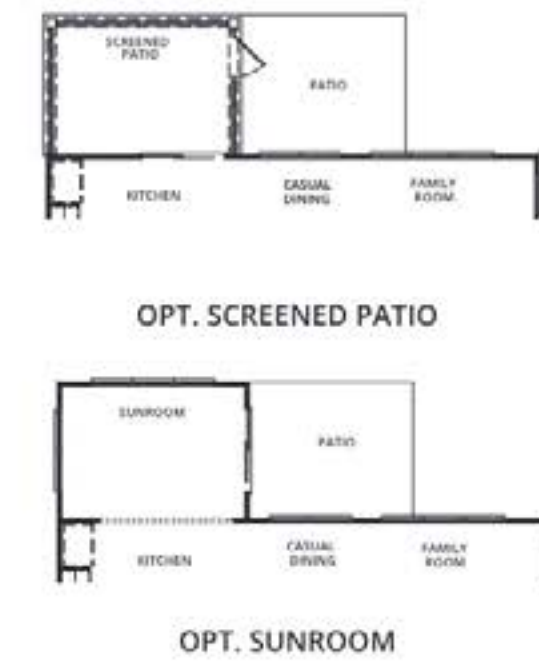
Elevation 40



FIRST FLOOR



SECOND FLOOR



### Floor Plan



4 bedrooms



3.5 baths



2,199-2,339 sq ft



2 stories



2-car garage



# The Venice



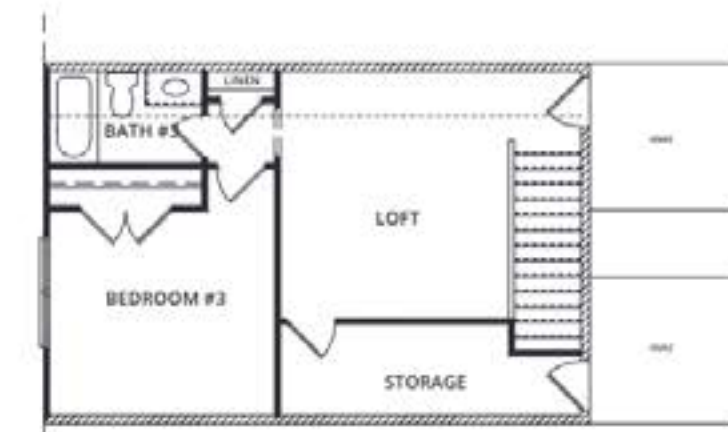
Elevation 10



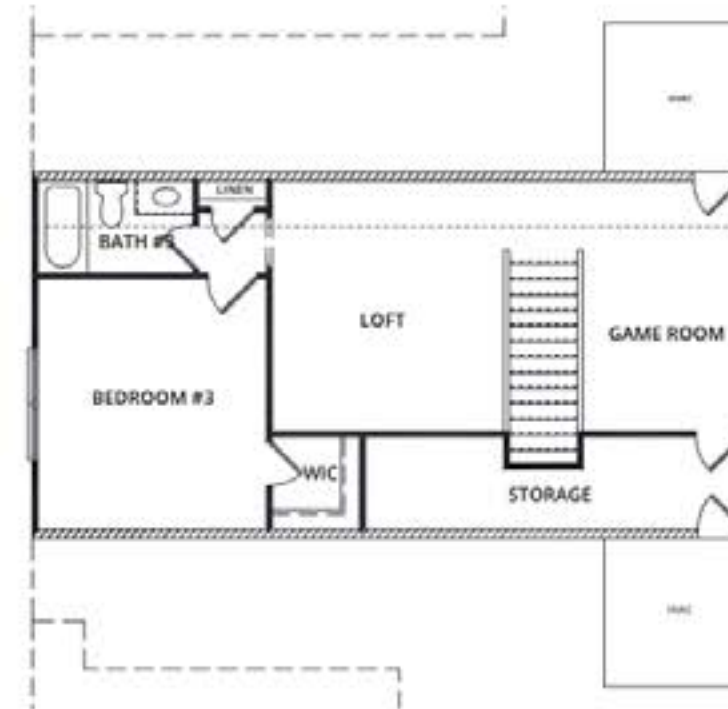
Elevation 40



FIRST FLOOR



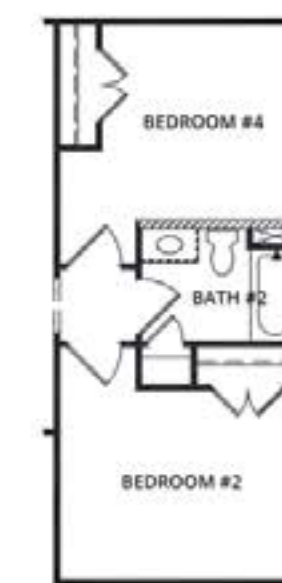
SECOND FLOOR



OPT. GAME ROOM

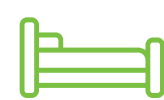


OPT. ROLL IN SHOWER



OPT. 4TH BEDROOM

### Floor Plan



3-4 bedrooms



3 baths



2,613-2,805 sq ft



2 stories



2-car garage



# Standard Features & Finishes

## Uncompromising Exterior Quality

- Fiber cement siding and trim\*
- Impact-resistant white windows
- Garage doors with remote openers
- Exterior electrical outlets and two hose bibs (front and back)
- Secure deadbolt locks on all exterior doors, keyless deadbolt on front door
- Architectural shingle roof

## Exceptional Interior Finishes

- 9” main floor and upper floor with 8’ doors
- Ceiling fans included in living room and primary suite, pre-wire and bracing for ceiling fans in all secondary bedrooms
- CAT-5e and cable outlet in family room and all bedrooms with dual USB outlet in Kitchen
- 2 panel interior doors on all levels
- 1x6 base moulding on all levels and 1x4 cased window openings on all levels
- Powder room with square frameless mirror, pedestal sink, and chrome plumbing fixture with 8” centerset\*
- LVP flooring throughout home, excluding bathroom and laundry
- LVP stair treads with metal balusters (where applicable)

## Gourmet Kitchen

- 42” stained maple cabinetry with crown molding and soft-close doors and drawers
- Whirlpool® stainless steel appliance package with 30” range
- Quartz countertops with undermount stainless steel sink
- 1/3 HP garbage disposal
- Chrome one handle pull-down faucet

## Luxury Primary Suite

- Raised height maple vanity with soft close drawers
- Quartz Countertops with rectangle undermount sinks, full width mirror and 8” faucet spreads
- Semi-frameless shower door
- Chrome plumbing fixtures
- Ceramic tile on floor, shower wall, shower floor, and shower niche
- Spacious walk-in closet with ventilated shelving

## Secondary Bathrooms

- Raised height maple vanity with soft close drawers and doors
- Quartz vanity top with rectangle under-mount sinks and 8” chrome faucet spread
- Chrome plumbing fixtures
- Ceramic tile floor
- Steel tub with ceramic tile surround

## Other Features

- Level 4 drywall finish
- LED Flush mount lighting
- Smoke and CO2 detectors
- Engineered roof and floor system and engineered beams and headers\*
- Ceramic tile floor in laundry room
- 1 year termite bond
- Electric 50 gallon water heater
- 15 SEER AC and Heat Pump with Digital Thermostats

## Customer Assurance

- Construction Kick Off Meeting
- Pre-Drywall Walk\*\*
- Weekly communication with New Home Consultant and Project Manager
- Onsite blower door and duct testing for increased energy efficiency
- Welcome Walk and Final Walk & Warranty Review
- 1 year limited builders warranty
- 10 year limited structural warranty

\*PER PLAN

\*\*DEPENDING ON STAGE OF CONSTRUCTION

FEATURES ARE SUBJECT TO CHANGE  
AT ANY TIME AND WITHOUT NOTICE.  
UPDATED FEB 5, 2024





Email: [info@brockbuilt.com](mailto:info@brockbuilt.com)

Phone: 850-741-1011

## Interested in learning more?

[Get in touch with our team.](#)

Our team is committed to the Brock Built promise - to help cultivate a sense of belonging, in desirable, convenient communities, with personalized finishing touches and innovation in our materials and craftsmanship. To prove it, every home we build comes with a one-year Limited Warranty and multiple touchpoints throughout the homebuilding process.

[SEND US A MESSAGE](#)

Be sure to follow for more.

