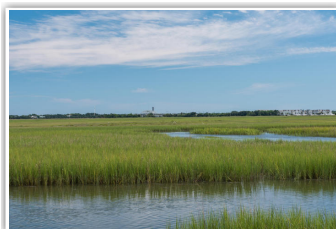
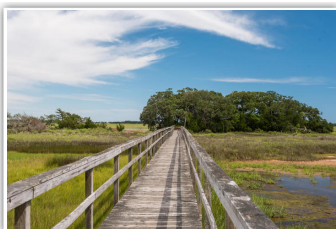


Close to Downtown and the Beach

1482 Fiddlers Marsh Drive
Mount Pleasant, SC 29464



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DESCRIPTION & DETAILS

- MLS# 18023708
- \$595,000
- Property Type: Single Family
- Listing Status: Active

Located off of Rifle Range Road, situated in between Scotts Creek and The Oaks, Fiddlers Marsh is convenient to Sullivan's Island, Isle of Palms, Shem Creek, shops and restaurants on Coleman Boulevard, Whitesides Elementary School, downtown Charleston and 526. This elevated home has 3 bedrooms, a full front porch, open floor plan, study, with lots of built in shelves. Study can easily be converted into a 4th bedroom. Screened porch on the back with a sunroom; currently used for fishing equipment, could be an office, and great outdoor living space, including decking, fire pit, TV and outdoor shower. Elevated with plenty of room for parking and storage. See floor plan for room dimensions. Exterior trim and entire interior has just been painted. Brand new HVAC unit. Roof replaced in 2013.

Master bedroom and all other living space have beautiful wide plank heart pine flooring. New carpet in 2 guest bedrooms. Fiddlers Marsh is a quiet community located on the marsh with views of the Intracoastal Waterway and Sullivan's Island. Additionally, there is an island with a covered picnic area and a fishing/crabbing/kayaking dock with a floating dock. Accessible to property owners only via Fiddlers Den Court in Fiddlers Marsh.

A \$1,800 Lender Credit is available and will be applied towards the buyer's closing costs and pre-pays if the buyer chooses to use the seller's preferred lender. This credit is in addition to any negotiated seller concessions.

