

Ocean Views



\$1,325,000

Mls: 1328776

- 5 Bedrooms
- 3 Baths
- 3,574 Approx. sq. ft.
- 2 Car Garage

7 52nd Avenue, Isle of Palms, SC

Ocean views of the most quiet and prettiest beach area on the Isle of Palm are yours from this completely renovated home on a beautiful private cul-de-sac. Brilliantly designed by Carl McCants and constructed by the well-respected RS Custom Homes, this steps-to-the-beach 5-bedroom, 3 full bath home has been brought to the highest quality sought by families and investors. Outside, this gracious home greets you with a gorgeous new front entrance, new epi decking, new exterior siding, new free form in-ground pool, new steps to a new ocean view roof deck, new patio decking and a new rear fenced yard. Inside, 7 52nd Street offers a new Master Bedroom addition that takes full advantage of ocean views and streaming sunlight, glorious new heart of pine floors throughout, new granite counter tops and fireplace surround, and a new kitchen experience with new fixtures and many other upgrades. 7 52nd Street is a relaxing, peaceful, beautiful property. Do not forget to check out the very cool tree house. Extensive attention to detail is evident in all aspects of this top to bottom renovation. Immediate occupancy. Current rental program proposal by local vacation management company is available.



For Financing contact Chris Gonzalez @ Ikon Financial
Chris.Gonzalez@ikonfg.com or 843-810-4821 NMLS # 263360
AS of December 3, 2013, rates are subject to change, 2nd home purchase will require 25% down , 20% on primary residence.
These rates and terms are assuming 740 credit scores.

Projections based on list price and jumbo loan
7/1 ARM
3.625%: no origination, discount points, or lender fees;
Principal and interest payment of \$4742
30 year fixed 5.875%: no lender fees;
Principal and interest payment of \$6152

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Contact Hannah Kalish @ The Taylor Agency for NEW flood insurance policy <\$400 and all hazard policy for <\$9000
hkalish@tayloragency.com or 843-406-1176



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