



# 1 Bentford Court, Simpsonville, 29681, SC

[https://searchrealestate.co/properties/1-bentford-court/simpsonville/sc/29681/MLS\\_ID\\_1541533](https://searchrealestate.co/properties/1-bentford-court/simpsonville/sc/29681/MLS_ID_1541533)



**Price - \$1,299,900**

Bedrooms	Baths	Half Baths	SqFt	Lot Size	Year Built	DOM
4	3	1	4399	0.6000	1996	165 Days

## Features

### Exterior

- Satellite Dish
- Elevator

### Cooling

- Central Air
- Multi-Units

### Heating

- Baseboard
- Natural Gas

## Floors

- Carpet
- Ceramic Tile

## Laundry Features

- Wood
- Sink
- 2nd Floor
- Walk-in
- Electric Dryer Hookup
- Laundry Room

## Security Features

- Security System Owned
- Smoke Detector(s)

## Interior Features

- 2 Story Foyer
- 2nd Stair Case
- Bookcases
- High Ceilings
- Ceiling Fan(s)
- Ceiling - Cathedral/Vaulted
- Ceiling - Smooth
- Tray Ceiling(s)
- Tub Garden
- Walk-In Closet(s)

## Community Features

- Clubhouse
- Fitness Center
- Gated
- Street Lights
- Recreational Path
- Playground
- Pool
- Tennis Court(s)
- Dog Park
- Vehicle Restrictions

## Appliances

- Dishwasher
- Disposal
- Convection Oven
- Electric Cooktop
- Double Oven
- Microwave
- Tankless Water Heater

## Lot Features

- 1/2 - Acre
- Corner Lot
- Cul-De-Sac
- Few Trees
- Sprklr In Grnd-Full Yard

## Fireplace Features

- Gas Log
- Masonry

## Window Features

- Window Treatments

## Other

- Electric
- Creek
- Composition
- Breed Restrictions
- Pool
- Recreation Facilities
- Street Lights
- By-Laws
- Restrictive Covenants
- Attic Stairs
- Disappearing

## Style

- Bungalow
- Traditional

## Description

PRESENTING 1 Bentford Court, a beautiful one-owner custom brick residence built by Peery Homes in the esteemed gated community of Kingsbridge in the Five Forks area of Simpsonville. This home, nestled in a quiet cul-de-sac on a meticulously landscaped lot bordered by Peters Creek, exemplifies elegance and sophistication. With a traditional flow of beautifully designed spaces and an impressive array of features, it provides the ideal layout for refined living and entertaining. This stunning home welcomes you with a circular drive, a sweet Southern front porch, and impressive entry doors with leaded glass. The grand two-story foyer features a formal main staircase bathed in natural light that glistens across the hardwood floors. Flanking each side of the foyer are the formal Living Room and the formal Dining Room, perfect for greeting and entertaining guests. Substantial, intricate millwork and moldings can be found throughout the home. A lovely Powder Room is located just off the main hall which leads to the spacious Family Room complete with built-ins, a gas fireplace, and a wall of windows with French doors that lead to the deck. The Kitchen is appointed with newer appliances, custom cabinetry, and ample counter space - perfect for any culinary enthusiast. Relax in the sunny Breakfast Room with bay windows and built-in hutch for storage and display, or gather in the adjacent Den/Keeping Room/Sun Room with its vaulted ceiling and gas fireplace. Step out to visit the cozy Screened Porch and the attached Deck which overlook the gorgeous backyard, creek, and densely wooded area that create a private backdrop for this home. The level yard could be the perfect spot for a future swimming pool and outdoor entertaining area, but of course the gorgeous neighborhood pool is just a short walk or bike ride away. Back inside, a Butler's Pantry that could serve as a bar or coffee station connects the Kitchen and main hall to the formal Dining Room. Heading up the back staircase, which connects to the formal entry stairs, you'll arrive on the second floor where all four Bedrooms and the Laundry Room are located. The Primary/Owner's Suite is magnificent. The oversized room, fit for a king size bed with ample room to spare, features a vaulted tray ceiling and a lovely sitting area complete with a wood burning fireplace. Dual closets lead to the ensuite Owner's Bathroom which has dual vanities, soaker tub, and a shower. The second Bedroom with built-in window seat can be found at the top of the stairs and features an ensuite Bath. Two additional Bedrooms share a spacious connected bath with dual vanities and a separate tub/shower area. One of the Bedrooms is currently being utilized as an Office. A surprise feature to be discovered is the recent addition of an elevator that connects this Bedroom/Office to the formal Dining Room below, providing smooth and easy access for not only people, but also pets, luggage, packages, etc., to both levels of this home. Of course if this convenient feature is not needed by the future homeowners, the elevator could easily be removed and the rooms restored to their original condition. Features Include: Side-entry 3-car garage; Extra Parking; nearby HOA Green Space for dog walking or play; Elevator; Full Yard Irrigation; Encapsulated Crawl Space; Termite Bond; Tankless Water Heater (2019); Roof & HVACs (2014); HVAC, Plumbing, Lawn, & Tree Maintenance Programs. Kingsbridge boasts exclusive amenities including a Clubhouse with Fitness Center, Swimming Pool, and Tennis Courts, enhancing the lifestyle offered by this exceptional home. Conveniently located close to a variety of shopping, dining, and recreational options and award-winning schools in Five Forks, Simpsonville, and Greenville, 1 Bentford Court is a rare opportunity for those seeking elegance and convenience in a premier community. Schedule your showing today!

## SEE THIS PROPERTY



### James Schiller

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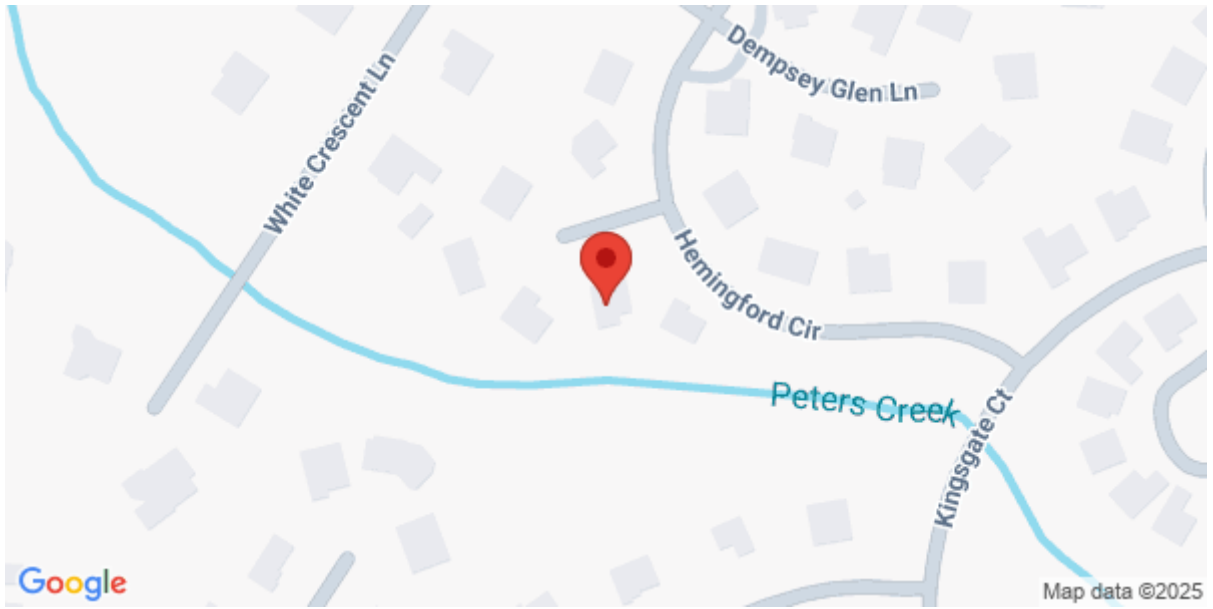
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### Check On Site



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### Location



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