



# 107 River Walk Boulevard, Simpsonville, 29681, SC

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**Price - \$750,000**

Bedrooms	Baths	Half Baths	SqFt	Lot Size	Year Built	DOM
4	2	1	3411	0.4400	1987	102 Days

## Features

### Cooling

- Central Air
- Multi-Units

### Heating

- Forced Air
- Natural Gas

### Floors

- Carpet
- Ceramic Tile
- Wood
- Hwd/Pine Flr Under Carpet

## Laundry Features

- Sink
- 1st Floor
- Walk-in
- Electric Dryer Hookup
- Laundry Room

## Security Features

- Smoke Detector(s)

## Roof

- Architectural

## Appliances

- Gas Cooktop
- Dishwasher
- Disposal
- Dryer
- Self Cleaning Oven
- Convection Oven
- Refrigerator
- Washer
- Electric Oven
- Microwave-Convection
- Range Hood
- Gas Water Heater
- Tankless Water Heater

## Community Features

- Clubhouse
- Common Areas
- Fitness Center
- Street Lights
- Playground
- Pool
- Tennis Court(s)
- Other
- Landscape Maintenance
- Walking Trails

## Interior Features

- 2nd Stair Case
- Bookcases
- High Ceilings
- Ceiling Fan(s)
- Ceiling - Cathedral/Vaulted
- Ceiling - Smooth
- Granite Counters
- Walk-In Closet(s)
- Pantry

## Utilities

- Underground Utilities
- Cable Available

## Fireplace Features

- Circulating
- Wood Burning
- Masonry

## Window Features

- Skylight(s)
- Window Treatments
- Insulated Windows

## Other

- Electric
- Multi-Units
- Common Area Ins.
- Electricity
- Gas
- Pool
- Recreation Facilities
- Street Lights
- Termite Contract
- By-Laws
- Restrictive Covenants
- Attic Stairs
- Disappearing

## Lot Features

- 1/2 Acre or Less
- Few Trees

## Style

- Traditional

## Description

Waiting for the perfect house? It is right here and you will be impressed. Situated on a private .44 acre with lush landscaping, stately hardwoods plus a large Trex deck and patio so you can enjoy the outside all year long. The screen porch rounds out the exterior haven. This home has been well maintained and it shows. Hardwood floors abound the main floor. Formal dining and living space plus a rich den with built-in cabinetry and shelves. The den is wired for surround sound plus a masonry wood burning fireplace with a gas starter. The kitchen has been dressed for success with gorgeous granite countertops, 5 built-in cabinets with glass fronts and a GE top of the line gas dual fuel convection oven and microwave. The second level features a spacious primary bedroom with a tray ceiling, walk-in closets and a dream bath that was gutted from the studs out, boasting beautiful granite vanities, tile flooring and a oversized shower completes with a bench, grab bar and a hand-held shower wand. Don't miss the cabinet space below the window that use to be home to one a massive jacuzzi tub that no one every used. The hall bath was also gutted excluding the re-glazed tub with handsome subway tile, good looking granite vanity and tile flooring. Secondary bedrooms are oversized complete with new carpet and ample closet space. A separate staircase from the kitchen leads you to an oversized flex room perfect for a pool table, exercise equipment or just a hang out place for kids. Outdoor entertainment is endless so be sure to have the kids join the award-winning swim team if so desired, play tennis or pickleball all within a stone's throw from the house. There is even a private gym space for that early morning workout. Be sure to capture the calm and beauty of the walking trails while getting your steps in too. Last but not least – Monarch Elementary, Mauldin Middle and Mauldin High make up a total winning combination!

## SEE THIS PROPERTY



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### Check On Site



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### Location



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