



# 118 Blue Teal Way, Landrum, 29356, SC

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**Price - \$1,195,000**

Bedrooms	Baths	Half Baths	SqFt	Lot Size	Year Built	DOM
3	4	1	4399	0.5800	1996	322 Days

## Features

### Exterior

- Satellite Dish

### Cooling

- Central Air
- Multi-Units

### Heating

- Forced Air
- Heat Pump

## Floors

- Carpet
- Ceramic Tile

## Laundry Features

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

## Roof

- Architectural

## Appliances

- Cooktop
- Dishwasher
- Disposal
- Dryer
- Self Cleaning Oven
- Convection Oven
- Refrigerator
- Washer
- Electric Cooktop
- Electric Oven
- Wine Cooler
- Microwave
- Microwave-Convection
- Electric Water Heater
- Water Heater
- Tankless Water Heater

## Community Features

- Clubhouse
- Common Areas
- Fitness Center
- Gated
- Golf
- Street Lights
- Recreational Path
- Playground
- Pool
- Security Guard
- Sidewalks
- Tennis Court(s)
- Walking Trails

- Wood

## Security Features

- Security System Owned
- Smoke Detector(s)

## Interior Features

- Bookcases
- High Ceilings
- Ceiling Fan(s)
- Ceiling - Smooth
- Granite Counters
- Tub Garden
- Walk-In Closet(s)
- Wet Bar
- Second Living Quarters
- Coffered Ceiling(s)
- Pantry
- Radon System

## Utilities

- Underground Utilities
- Cable Available

## Fireplace Features

- Gas Log
- Ventless

## Window Features

- Window Treatments

## Lot Features

- 1/2 - Acre

- Cul-De-Sac
- Mountain
- Sloped
- Few Trees
- Sprklr In Grnd-Partial Yd

**Style**

- Traditional
- Other

**Other**

- Electric
- Composition
- Breed Restrictions
- Yes
- Multi-Units
- Propane
- Security
- Street Lights
- Restrictive Covenants
- Attic Stairs
- Disappearing
- Mountain(s)

## Description

Come home to The Cliffs at Glassy, The Cliffs' original gated golf and wellness community atop Glassy Mountain in Landrum, SC. Nestled in a peaceful, close-knit neighborhood of just seven homes, this exceptional property is situated at the end of a quiet cul-de-sac, offering privacy and tranquility. The home's elevated position provides breathtaking 180-degree, 20+ mile panoramic views, stretching from the majestic Glassy Mountain escarpment—including the iconic Glassy Chapel and Pavilion—across the Cherokee Foothills near Lake Keowee, all the way to Downtown Spartanburg. These long-range vistas are particularly captivating at sunset, perfect for unwinding on the expansive deck with a glass of wine. This spacious home features 3 bedrooms and 4.5 baths, with a floor plan designed for both elegance and functionality. As you step inside, a large entry foyer welcomes you into the open living spaces. The kitchen is complete with upgraded appliances, granite countertops, and convenient access to the laundry area and a bright, inviting sunroom. The main level also includes a study with an attached full bath, providing the option to use as a fourth bedroom. The expansive great room is a showstopper, boasting a 12-foot-high architect designed coffered ceiling, adding a touch of grandeur and sophistication to the space. The home's design seamlessly blends comfort with luxury, offering an ideal setting for both entertaining and everyday living. The lower level is just as impressive, featuring a large living room with a floor-to-ceiling stone fireplace, perfect for cozy gatherings. Two generously sized bedrooms, a spacious office, a cedar-lined clothes closet, and wet bar are also located on this floor. In addition, the lower level offers an expansive storage room, fully finished and heated, currently home to a model train enthusiast's dream—a 36-foot-long table complete with engines and cars on three-rail tracks winding through miniature towns. This home has been maintained and thoughtfully upgraded. The back roof was replaced in 2012 and front roof in 2017, as well as a rebuilt chimney. Nearly all windows, doors, and sliding doors have been replaced with high-quality, architectural-grade Pella windows, ensuring energy efficiency and enhanced curb appeal. The HVAC system was updated in 2015, including the installation of a new heat pump. Extensive improvements have also been made to the exterior, including refinished walkways with wide stone steps, upgraded front porch posts and railings, and a top deck that has been structurally reinforced with a new sub-frame, support footings, posts, iron railings, and premium Trex decking. Additionally, heavy insulation and new cedar siding have been installed on the south side of the home, further enhancing its durability and aesthetic appeal. Conveniently located just 1 mile from the East Raven Road gate, this home offers easy access to local amenities including restaurants, grocery stores, and pharmacies, all just a short drive away. Downtown Greenville and the Greenville-Spartanburg Airport are both within a 30-minute drive, making it an ideal location for commuters or those seeking a peaceful retreat with access to city life. For outdoor enthusiasts, the home is also close to The Glassy Wellness Center, a walking trail, and a charming children's play village. This home combines stunning natural beauty, luxurious living spaces, and top-tier craftsmanship with the convenience of a prime location. A must-see property for those seeking an elegant and serene lifestyle. Mirror above the Great Room mantle and the two leather sofas in the downstairs Living Room convey. The chandelier in the Dining Room and the cabinet doors in the built-in bookcase downstairs do not convey. Some furnishings are available for purchase on a separate Bill of Sale. A Club membership at The Cliffs is available for purchase with this property giving you access to all seven communities.

## SEE THIS PROPERTY



### James Schiller

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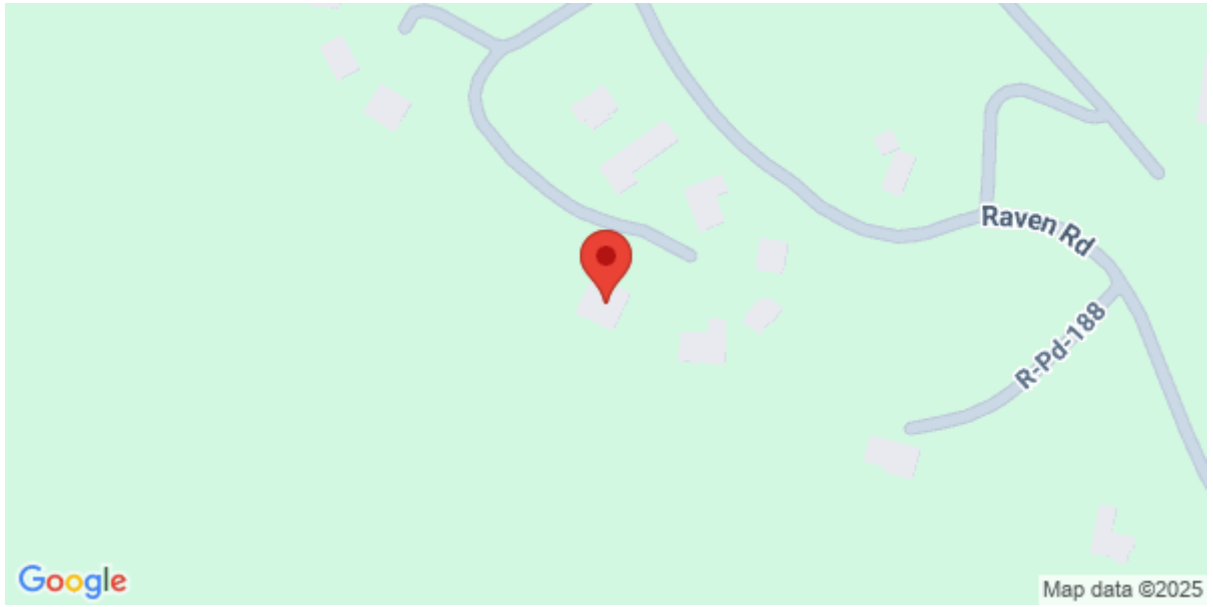
Email: jameseschiller@gmail.com

### Check On Site



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### Location



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