



# 138 Waddell Lane, Ridgeville, 29472, SC

[https://searchrealestate.co/properties/138-waddell-lane/ridgeville/sc/29472/MLS\\_ID\\_24014195](https://searchrealestate.co/properties/138-waddell-lane/ridgeville/sc/29472/MLS_ID_24014195)



**Price - \$649,000**

Bedrooms	Baths	SqFt	Lot Size	Year Built	DOM
4	2	3133	3.3100	1990	416 Days

## Features

### Cooling

- Central Air

### Heating

- Heat Pump

### Floors

- Ceramic Tile
- Wood
- Carpet

### Roof

- Architectural

### Interior Features

- Ceiling - Blown

- High Ceilings
- Walk-In Closet(s)
- Ceiling Fan(s)
- Eat-in Kitchen
- Family
- Formal Living
- Entrance Foyer
- Great
- Office
- Separate Dining
- Bonus
- Study

### Utilities

- Dominion Energy

### Fireplace Features

- Bedroom
- Great Room
- Two

### Lot Features

- 2 - 5 Acres
- Level

### Style

- Traditional

### Laundry Features

- Electric Dryer Hookup
- Washer Hookup
- Laundry Room

### Other

- Ceiling Fan(s)
- Walk-In Closet(s)
- River Front
- Waterfront - Deep
- Seawall

## Description

Back on the Market - No Fault of the Sellers! Welcome to your future Waterfront Retreat on the higher side of the deep, scenic Edisto River--a rare 3.31-acre property offering unmatched potential as a private getaway, income-generating investment, or event-focused venue. This 4 bedroom, flex/bonus room, 2 bath traditional home, built in 1990, features 3,133 sq ft of classic Southern charm with space to grow, host, and create something truly special. Interior Highlights: \*Original hardwood floors, 9-foot ceilings, and two fireplaces \*Eat-in kitchen, formal dining room, and large great room \*Upstairs Flex/Bonus room with fireplace and brand new carpet \*Expansive wraparound Southern porch with gazebo - perfect for entertaining and relaxing Recent Improvements: \*New Downstairs HVAC unit 2025 \*Upstairs HVAC unit 2016 \*Septic drain field updated 2025 \*New Electrical panel 2025 \*New roof on both the Main house and detached ADU/Shop house 2024 \*Fresh interior and some exterior paint 2025 \*Repaired porch, new steps, and redesigned walkway 2025 \*ADU/shop house includes new paneling - ideal for guests, rental income, or workspace 2025 Key Features: \*3.31 acres on deep water, on the higher side of the Edisto River \*Elevated crawlspace perfect for river life \*AE Flood Zone \*No HOA - bring your boats, horses, or big ideas \*New survey completed - ready for buyer to apply for dock and boat lift permit \*Buyer/Investor can apply through Dorchester County to add another dwelling at the back of the property \*Several nearby boat ramp locations and excellent opportunities for watersports \*Centrally located near growing towns, new manufacturers, and Dorchester County schools This is a prime investment opportunity in a rapidly developing area offering location, land, and lifestyle all in one- with deep water as a bonus! Whether you're looking for a retreat, a business venture, or a multi-use riverfront property, this one is ready to deliver. Schedule your private showing today, opportunities like this don't last long and Seller's are motivated!

## SEE THIS PROPERTY



### **James Schiller**

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### **Check On Site**



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### **Location**



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