



# 3208 Pecan Orchard Way, Charleston, 29414, SC

[https://searchrealestate.co/properties/3208-pecan-orchard-way/charleston/sc/29414/MLS\\_ID\\_25012451](https://searchrealestate.co/properties/3208-pecan-orchard-way/charleston/sc/29414/MLS_ID_25012451)



**Price - \$564,900**

Bedrooms	Baths	Half Baths	SqFt	Lot Size	Year Built	DOM
4	2	1	1990	0.2500	2023	77 Days

## Features

### Cooling

- Central Air

### Heating

- Electric

### Floors

- Carpet
- Ceramic Tile
- Luxury Vinyl
- Wood

### Roof

## Laundry Features

- Electric Dryer Hookup
- Washer Hookup

## Community Features

- Trash

- Architectural

## Interior Features

- Ceiling - Smooth
- Kitchen Island
- Ceiling Fan(s)
- Eat-in Kitchen
- Family
- Frog Attached
- Living/Dining Combo

## Utilities

- Charleston Water Service
- Dominion Energy

## Window Features

- Window Treatments - Some

## Lot Features

- 0 - .5 Acre

## Style

- Traditional

## Other

- Central
- Ceiling Fan(s)
- Sitting Room
- Walk-In Closet(s)

## Description

\*\*\*Start with a 1% LOWER interest rate for the first 2 consecutive years of your loan term! Seller will pay the cost to procure a 1-1 buydown for the Buyer with a full price offer and the use of the Seller's preferred lender, cost not to exceed 3.5% of the Buyer's loan value.\*\*\* Presenting 3208 Pecan Orchard Way, a beautifully maintained 4-bed 2.5-bath home located in the heart of West Ashley. This exceptional property stands out as a pristine example of care and attention to detail and shows like a model. Built in 2023, this property features an inviting open concept with high ceilings and large windows that flood the space with natural light. Elegant touches include sleek crown molding downstairs and charming wainscoting in the dining area...The kitchen is a chef's delight, boasting a large island with quartz countertops, shaker cabinets, and stainless steel appliances. The main level features low-maintenance and durable LVP flooring, while the stairs showcase beautiful stained oak treads. The spacious master bedroom includes a cozy sitting area and a generous walk-in closet. The master bath offers a large tiled shower and dual vanities for added convenience. Outside, the lot is oversized and extends beyond the fence-line behind the home, providing more than ample backyard space. A land bridge allows access to this additional area, perfect for creating a recreational space or storage area for boats, cars, or a shed. Conveniently located within walking distance to a public boat ramp, this home offers quick and easy access to the Ashley River, ideal for coastal enthusiasts. This exceptional property is sure to capture the hearts of discerning buyers, so don't miss your opportunity to tour today!

## SEE THIS PROPERTY



### James Schiller

Realtor, Brand Name Real Estate

Phone: 18434788061

Email: jameseschiller@gmail.com

### Check On Site



[https://searchrealestate.co/properties/3208-pecan-orchard-way/charleston/sc/29414/MLS\\_ID\\_25012451](https://searchrealestate.co/properties/3208-pecan-orchard-way/charleston/sc/29414/MLS_ID_25012451)

### Location



3208 Pecan Orchard Way, Charleston, 29414, SC