



# 3906 Heron Marsh Circle, Johns Island, 29455, SC

[https://searchrealestate.co/properties/3906-heron-marsh-circle/johns-island/sc/29455/MLS\\_ID\\_24026221](https://searchrealestate.co/properties/3906-heron-marsh-circle/johns-island/sc/29455/MLS_ID_24026221)



**Price - \$1,350,000**

Bedrooms	Baths	Half Baths	SqFt	Lot Size	Year Built	DOM
4	3	1	3400	0.6000	2001	303 Days

## Features

### Exterior

- Lawn Irrigation

### Cooling

- Central Air

### Heating

- Heat Pump

### Floors

- Ceramic Tile
- Wood

### Roof

- Architectural

### Community Features

- Dock Facilities
- Pool

## Interior Features

- Ceiling - Smooth
- Tray Ceiling(s)
- High Ceilings
- Garden Tub/Shower
- Kitchen Island
- Walk-In Closet(s)
- Bonus
- Eat-in Kitchen
- Family
- Entrance Foyer
- Separate Dining
- Sun
- Tennis Court(s)

## Utilities

- Berkeley Elect Co-Op
- John IS Water Co

## Fireplace Features

- Family Room
- Gas Log
- One

## Window Features

- Thermal  
Windows/Doors
- Window Treatments

## Lot Features

- .5 - 1 Acre
- Cul-De-Sac
- High

## Style

- Traditional

## Laundry Features

- Laundry Room

## Other

- Asphalt
- Ceiling Fan(s)
- Garden Tub/Shower
- Sitting Room
- Walk-In Closet(s)

## Description

Motivated Seller!!! Nestled in the serene Gift Plantation community, 3906 Heron Marsh Circle is a stunning 3,400 sq. ft. tidal marsh-front home offering breathtaking views of the Stono River. This Johns Island gem blends classic Southern charm with modern elegance, allowing you to enjoy stunning sunsets from the expansive deck--perfect for relaxation or entertaining. Inside, the open floor plan features high ceilings and abundant natural light. The gourmet kitchen boasts granite countertops and a spacious island, ideal for culinary enthusiasts. The luxurious primary suite includes a spa-like en-suite bath, creating a private retreat within your home. Recent upgrades enhance the property's efficiency and longevity, including two new tankless hot water systems powered by a 500-gallon underground propane tank, a top-tier 50-year architectural roof installed less than two years ago, and dual HVAC systems one two years old and the other four. As a resident of Gift Plantation, you'll enjoy a range of amenities, including a community dock, swimming pool, tennis and pickleball courts, and nature trails. The community fosters a vibrant, welcoming atmosphere with numerous activities throughout the year, creating strong neighborly connections.

## SEE THIS PROPERTY



### James Schiller

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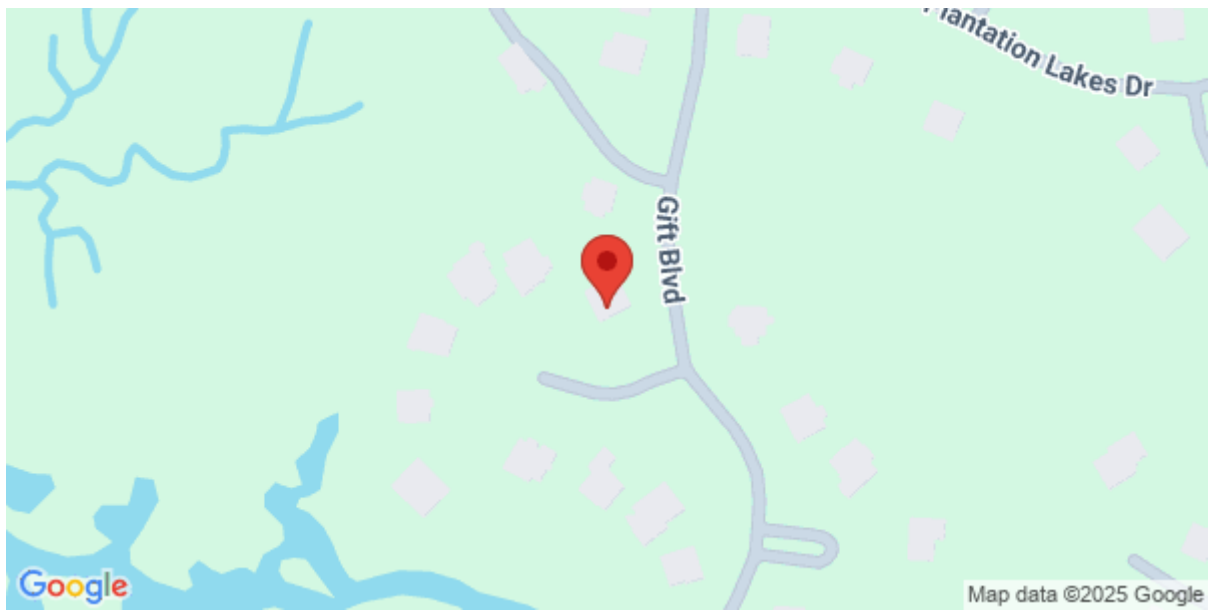
Email: jameseschiller@gmail.com

### Check On Site



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### Location



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