

# \$529,990 - 1 Alumni Road, Beaufort

MLS #189741

**\$529,990**

3 Bedroom, 3.00 Bathroom, 1,975 sqft  
Residential on 0.26 Acres

Academy Est, Beaufort, SC

MOVE-IN READY!! The Amelia is a three-bedroom, three-bath home with a first-floor primary bedroom, an additional bedroom on the first floor, an open designer kitchen with breakfast room over looking a spacious family room. The second floor features a bedroom, full bath, and spacious loft area. This home is located on a large corner lot with enhanced landscaping. ENJOY ADDITIONAL FALL SAVINGS OF UP TO 15,500K IN CLOSING INCENTIVES WITH SELLER PREFERRED LENDER AND INCLUDED UPGRADED REFRIGERATOR, WASHER/DRYER & BLINDS! MUST CLOSE IN 2025.

Built in 2025

## Essential Information

|                |                                |
|----------------|--------------------------------|
| MLS #          | 189741                         |
| Price          | \$529,990                      |
| Bedrooms       | 3                              |
| Bathrooms      | 3.00                           |
| Full Baths     | 3                              |
| Square Footage | 1,975                          |
| Acres          | 0.26                           |
| Year Built     | 2025                           |
| Type           | Residential                    |
| Sub-Type       | Single Family Residence        |
| Style          | Ranch w/Bonus Room Over Garage |
| Status         | Active                         |



## Community Information

|             |               |
|-------------|---------------|
| Address     | 1 Alumni Road |
| Area        | Ladys Island  |
| Subdivision | Academy Est   |
| City        | Beaufort      |
| County      | Beaufort      |
| State       | SC            |
| Zip Code    | 29907         |

## Amenities

|            |                |
|------------|----------------|
| Garages    | 2 Bay Attached |
| View       | Corner Lot     |
| Waterfront | None           |

## Interior

|                 |                                                                                                            |
|-----------------|------------------------------------------------------------------------------------------------------------|
| Appliances      | Auto/Gar/Opener, Cable TV/Available, Dishwasher, Disposal, Elec/Oven/Range, Fireplace/Equipment, Microwave |
| Heating         | Electric                                                                                                   |
| Cooling         | Central Air                                                                                                |
| Fireplace       | Yes                                                                                                        |
| # of Fireplaces | 1                                                                                                          |
| Fireplaces      | Family Room                                                                                                |

## Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior          | Frame                            |
| Exterior Features | Rain Gutters, Hurricane Shutters |
| Roof              | Composition                      |
| Construction      | Frame                            |
| Foundation        | Slab                             |

## Additional Information

|        |             |
|--------|-------------|
| Zoning | Residential |
|--------|-------------|

## Listing Details

|                |                |
|----------------|----------------|
| Listing Agent  | Pamela Lind    |
| Listing Office | Eastwood Homes |

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