

\$2,550,000 - 8 Moonshell Road, Hilton Head Island

MLS #191677

\$2,550,000

4 Bedroom, 5.00 Bathroom, 2,518 sqft

Residential on 0.14 Acres

Folly Field, Hilton Head Island, SC

Located just steps from the sand, 8 Moonshell Road is a fully furnished, ocean-oriented luxury home offering 4 bedrooms, 4.5 bathrooms, and direct beach access.

Thoughtfully designed for upscale coastal living, this home features multiple primary suites, perfect for guests or multi-generational living.

The bright, open interior showcases high-end finishes, a chef's kitchen, and spacious living areas. The electric fireplace rated at 5000 BTU's of heat has custom flame color options to choose from for a calming evening. An elevator shaft is in place for future installation, and the 3-car garage bay provides ample space for vehicles, beach gear, or storage. Outside, enjoy your own private pool, hot tub, and a fully screened-in bar area, ideal for entertaining or relaxing in comfort. Additional exterior highlights include a screened porch, balcony, and a privacy fence, creating a serene, private outdoor retreat.

This property also offers excellent income potential, with 24 bookings and approximately \$60,000 in gross rental revenue during its first year at introductory pricing. With optimized rates for year two, projected returns are expected to grow significantly.

Whether you're seeking a luxury primary residence, vacation getaway, or income-producing investment, 8 Moonshell Road delivers the ultimate blend of location, lifestyle, and long-term value in one of Hilton Head Island's most desirable beachside



communities.

Built in 2024

Essential Information

MLS #	191677
Price	\$2,550,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,518
Acres	0.14
Year Built	2024
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	8 Moonshell Road
Area	Hilton Head Island
Subdivision	Folly Field
City	Hilton Head Island
County	Beaufort
State	SC
Zip Code	29928

Amenities

Waterfront	None
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Interior

Appliances	Disposal, Elec/Oven/Range, Furnished, Refrigerator
Heating	Electric
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1

Exterior

Exterior Features	Hot Tub
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Roof	Composition
Foundation	Elevated

Additional Information

Zoning	Residential
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Listing Details

Listing Agent	Malayna Gray
Listing Office	Greco Group Brokered by eXp

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