

\$769,000 - 15 Baldwin Lane, Bluffton

MLS #191793

\$769,000

2 Bedroom, 3.00 Bathroom, 2,801 sqft

Residential on 0.24 Acres

Sun City South, Bluffton, SC

Lowcountry living amplified in this exquisite, rarely available Yellowstone model - one of Sun City's most sought-after designs! This beautifully appointed 2800 sq ft. 2 Bedroom, 2.5 Bath home with an additional Office/Den, 3-car garage plus climatized workspace is perfectly positioned near the end of a quiet cul-de-sac road in the exclusive Estates section of Sun City. Enjoy sweeping, panoramic, magnificent lagoon views from your climatized Carolina room, bringing wildlife and natural beauty right to your doorstep. Mature, vibrant landscaping and hardscapes, newly sodded lawn, and majestic palm, lead to a spacious front courtyard with a charming fountain and custom iron railings! Embrace luxury as you enter the grand foyer with soaring 10-12 foot ceilings throughout complimented by timeless and elegant marble flooring. The spacious Great Room showcases custom built-ins, an impressive gas-log fireplace, and a bonus bar area off great room with plumbing for a sink all accented by refined crown molding and stylish finishes throughout. Newly installed 8 inch LEDs throughout on smooth ceilings, a new 50-year roof, tinted windows, new whole home water filtration system, clean stucco inspection, and just painted exterior with # Coats high value Sherwin Williams paint make this home seem new! New garage doors, smart, wireless openers, wireless smart thermostats, new upgraded ceiling fans, and upgraded HVAC just add to this incredible list of owner



investments and upgrades. The roomy, open, kitchen offers a generous breakfast area, bar seating, ample pantry space, and quality finishes that make both daily living and entertaining a joy. Two large en suite bedrooms provide comfort and privacy, with the luxurious primary suite offering picture-perfect lagoon views and a spa-inspired bath. The convenient side, covered porch area off kitchen provides the perfect outdoor cooking location to grill, smoke, griddle and chill! This exceptional home accelerates comfort and class in the Estate section- one of the best locations in Sun City making it an exceptional opportunity you don't want to miss!

Built in 2001

Essential Information

MLS #	191793
Price	\$769,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,801
Acres	0.24
Year Built	2001
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Active

Community Information

Address	15 Baldwin Lane
Area	Sun City
Subdivision	Sun City South
City	Bluffton
County	Beaufort

State	SC
Zip Code	29909

Amenities

View	Lagoon & Landscape views
Is Waterfront	Yes
Waterfront	Lagoon/Canal

Interior

Appliances	Dishwasher, Disposal, Dryer, Elec/Oven/Range, Microwave, Refrigerator, Washer
Heating	Natural Gas, Central, Heat Pump
Cooling	Electric, Central Air, Heat Pump

Exterior

Exterior	Stucco
Exterior Features	Rain Gutters
Roof	Composition
Construction	Stucco
Foundation	Slab

Additional Information

Zoning	Residential
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Listing Details

Listing Agent	Gregory John
Listing Office	William Raveis - Carolina LLC

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