

HOMESITE

**B 26**

PRICE

**\$2,690,000**

LISTING #

**20201375**

## MAIN FEATURES

**Bedrooms:** 5

**Bathrooms:** 0 / 1

**SQ. FT:** 4500-4999

**Style:** Craftsman, Traditional

**Roofing:** Tile

**Exterior Finish:** Balcony, Deck, Driveway - Asphalt, Glass Door, Grill - Gas, Insulated Windows, Landscape Lighting, Outdoor Kitchen, Patio, Porch-Front, Porch-Other, Porch-Screened, Tilt-Out Windows, Underground Irrigation

**Foundation:** Basement

**Acres:** 1.47

**Lakefront:** Yes

**Lake Features:** Dock in Place with Lift



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## 136 South Falls, Sunset South Carolina 29685

ONE OF A KIND. 2008 DESIGNER SHOW HOUSE BY ATLANTA HOMES MAGAZINE. Architecture/interiors by Keith Summerour & Summerour Interiors & Beth Webb Interiors. To truly experience the uniqueness of this home, you must see it for yourself. Vaulted ceilings with post and beam accents, large combination living room/dining room/kitchen area with access to the covered porches. Wolf & Sub Zero appliances. 180 degree lake views make this lake home unique in many ways. Three floors of living space including multiple indoor and outdoor recreation areas, wrap around enclosed screened in and covered porches with fireplaces and sleeping porches. The covered porches and terraces account for more than 3000 sf. Five bedrooms, 5 full baths. The third level includes an additional tv/play room area with 5th bedroom and full bath. Big broad open views of the lake from almost every room. Some of the materials used are North Carolina stone, reclaimed barn wood floors, and extensive new oak timbering. Start making your memories today! Furniture, furnishings and boat negotiable with the exception of some personal items, fishing equipment, surf boards and pictures.

Search available properties including custom-built, ready-to-move-into homes and cottages. You'll find plenty of lakefront, golf, mountain-view, conservancy and village options from which to choose. Call one of our Real Estate experts today to learn more about a particular home or lot and schedule a private tour, **877.922.5253**.

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## MASTER SUITE FEATURES

Double Sink  
Master on Main Level  
Tub - Separate

Exterior Access  
Shower - Separate  
Walk-In Closet

Full Bath  
Tub - Garden

## INTERIOR FEATURES

2-Story Foyer  
Built-In Bookcases  
Cathdlr/Raised Ceilings  
Connection - Dishwasher  
Connection-Central Vacuum  
Dryer Connection-Electric  
Fireplace - Multiple  
Heated Floors  
Surround Sound Wiring  
Washer Connection

Alarm System-Owned  
Cable TV Available  
Ceiling Fan  
Connection - Ice Maker  
Countertops-Granite  
Electric Garage Door  
French Doors  
Laundry Room Sink  
Walk-In Closet  
Wet Bar

Blinds  
Category 5 Wiring  
Central Vacuum  
Connection - Washer  
Countertops-Other  
Elevator  
Garden Tub  
Smoke Detector  
Walk-In Shower

## EXTERIOR FEATURES

## LOT FEATURES

Trees - Hardwood  
Underground Utilities  
Wooded

Trees - Mixed  
Water Access

Waterfront  
Water View

## ADDITIONAL FEATURES

Age Range: 11-20 Years  
Floors:

Specialty Rooms: Yes (see below)> Basement: Yes (see below)

Heating: Heat Pump

Cooling: Central  
Forced,Multi-Zoned

Storage: Boat Storage,Garage

Garage Capacity: 2

## SPECIALTY ROOMS

Exercise Room

Laundry Room

Other - See Remarks

## BASEMENT

Cooled  
Full  
Walkout

Daylight  
Heated  
Yes

Finished  
Inside Entrance