

\$805,000 - 32253 Hattier Ln, Frankford

MLS® #DESU2046118

\$805,000

4 Bedroom, 3.50 Bathroom, 3,800 sqft
Residential on 8 Acres

NONE AVAILABLE, Frankford, DE

A 3-1/2 YEAR WHOLE HOUSE WARRANTY NOW Conveys with the purchase of this lovely home covering everything from A-Z!!! This gorgeous well-built farmhouse is the perfect setting for a beautiful sanctuary in the woods but is only minutes away from Bethany Beach. After entering the 600 foot paved private driveway, relish in the privacy of the 8+ acres filled with mature forest, landscaping and abundance of wildlife, all while less than 15 minutes from the ocean. Enjoy the beauty of nature throughout the year on either of the large composite decks or retreat into one of the two naturally lit four seasons sunrooms of this well-planned, 3800+ square-foot home with an open floor plan. The entire first floor has been completely remodeled, to include new luxury vinyl flooring, new redesigned kitchen with quartz countertops, all new appliances, and a new master bath, which includes quartz countertops. Two additional bedrooms, one of which has a conveniently attached full bathroom, can also be found on the first floor. The second floor of the home was a new build out in 2012 which enjoys its own private entrance. The second level kitchen is draped in sunlight by the expansive windows, and 13 foot ceilings in the great room with a fully equipped kitchen including a convection microwave, trash compactor, as well as two charming built in window seats. The sliding glass door leads to the beautiful large deck overlooking the private yard. Family and friends can feel at home in the additional



upstairs master suite with its own walk-in closet, huge bathroom with an antique, refinished extra long clawfoot tub, and a separate double head shower. Additional upgrades and features include Professional Sherwin-Williams paint throughout, all new LED lighting and new fixtures. Upstairs engineered flooring, double E pane glass windows, laundry stations on each floor, two zone heating, conditioned encapsulated crawl space and a full house new water softening treatment system with reverse osmosis water taps in both kitchens completes this well appointed home. This Idyllic property also contains two separate barns with full concrete floors and a secured fenced dog yard. Whether you have animals, RVs, boats, or looking for an ideal space for a workshop, she-shed, man cave or Airbnb, these spaces are awaiting your personal touch. The private yard lends itself to a luxurious pool complex and pickle ball courts. Just let your imagination run wild!!

WHAT THE SELLER LOVES ABOUT THIS HOUSE

Complete privacy in a park like setting that still feels like home. The long paved driveway allows for ample guest parking. Abundant wildlife, including deer, rabbits, squirrels and birds give the well constructed home a fairytale feel, especially when surrounded by the beautiful Forest. Only minutes away from Bethany Beach. Which allows you to enjoy both woods and the ocean. This estate offers endless possibilities.

Built in 2002

Essential Information

MLS® #

DESU2046118

Price	\$805,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,800
Acres	8.14
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	Salt Box, Cape Cod
Status	Closed

Community Information

Address	32253 Hattier Ln
Area	Baltimore Hundred (31001)
Subdivision	NONE AVAILABLE
City	Frankford
County	SUSSEX-DE
State	DE
Zip Code	19945
Sussex Delaware Quadrant Between Rt 1 & 113	

Amenities

Amenities	Attic, Built-Ins, CeilingFan(s), Soaking Tub, Stall Shower, Upgraded Countertops, Shades/Blinds
Utilities	Phone
Parking	DW - Circular, Asphalt Driveway, Paved Driveway, Private, Shared Driveway
View	Trees/Woods

Interior

Interior Features	Floor Plan-Open
Appliances	Dishwasher, Dryer, Microwave, Oven-Self Cleaning, Oven/Range-Electric, Refrigerator, Trash Compactor, Washer, Water Conditioner, Water Heater
Heating	Heat Pump - Electric BackUp, Heat Pump(s)
Cooling	Heat Pump(s), Central A/C, Dehumidifier
Fireplace	Yes

# of Fireplaces	1
# of Stories	2
Stories	2 Story

Exterior

Exterior	Frame, Vinyl Siding
Exterior Features	Boat Storage, Extensive Hardscape, Outbuilding Apartment, Horses Allowed, Stable(s), Deck(s), Porch(es), Chain Link Fence
Lot Description	Additional Lot(s), Cleared, Front Yard, Irregular Lot, Landscaping, Partly Wooded, Rear Yard, Rural, SideYard(s), Trees/Wooded
Windows	Double Hung, Energy Efficient, Screens
Roof	Shingle
Foundation	Crawl Space, Block

School Information

District	INDIAN RIVER
High	INDIAN RIVER

Additional Information

Date Listed	August 14th, 2023
Days on Market	131
Zoning	AR-1

Listing Details

Listing Office	Keller Williams Realty
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Listing information last updated on July 3rd, 2024 at 7:15am EDT