

\$560,100 - 37297 Woods Run Circle, Selbyville

MLS® #DESU2049248

\$560,100

4 Bedroom, 3.00 Bathroom, 2,400 sqft
Single Family on 0 Acres

WATERS RUN, Selbyville, DE

ANOTHER HUGE PRICE REDUCTION OF \$15K FOR A TOTAL REDUCTION OF \$59,100.00!!! THE SELLER IS READY TO SELL AND SAYS, BRING AN OFFER!

Nestled in the Waters Run community, this one's nothing short of a Show-Stopper! Having been built in 2018, this fantastic home offers all the benefits of new construction, without the hassle and wait-time, plus custom finishes that you can't find with a builder, making it truly one-of-a-kind. No stone was unturned in the amount of holistic detail. Pulling up to the driveway on the quiet cul-de-sac, the curb-appeal is ever-present in its design, accompanied by well-landscaped lawn from front-to-back. Once inside, this 4 bedroom/3 bathroom's inviting, open-concept takes over. The sprawling kitchen, outfitted with granite countertops, a long island, LED/dimmable & recessed lighting, custom backsplash, and energy star, GE appliances, would make even the most novice of chefs want to try their hand at the culinary arts. There are even trim & crown molding on the cabinets in which to show off to your guests, before the open-floor plan spills into the spacious living room, with its centerpiece, the stone-framed gas fireplace, below a regal black-walnut mantle. Following the LVP flooring, which is featured throughout the 1st-floor common space, you'll find the dining area, with a custom, contemporary chandelier and wall woodwork, before the adjacent sliding-glass door extends the party into the tranquil backyard. Bordering up to the



community forest, this space allows for myriad opportunities, from sports, to nature-watching; there's even potential to finish the outdoor shower, only lacking plumbing, which has already been approved by the association. After all the entertaining, the primary bedroom provides for an oasis in itself, complete with an upgraded ceiling fan (which is a theme around the home), nice-sized walk-in closet, plantation shutters (another theme on the 1st floor), and ensuite bathroom, with double sinks, custom wall-woodwork, upgraded mirrors & lighting, a ceramic-tile shower, and a quartz countertop (the latter 3 being features in the other 2 bathrooms, as well). But your kids/guests fret not, for the 1st floor sports two other good-sized bedrooms that share a full hall-bath, with much the same luxury-feel of the primary. Even the traditionally-feared locale of normal houses, the laundry room, is a top-destination here, where the custom theme is revved-up in the form of a wood-paneled wall. This surrounds the sleek, washer (new last year) and dryer, with ample room to sit and relax as you wait on the clothes. And further still, the other door leads to the 2-car garage with an insulated door, equipped with a Mitsubishi split unit & ceiling fans; as such, the possibilities here are bountiful. And if all that weren't enough, the 2nd floor boasts another living room with plush carpet, another elegant, wood-paneled wall design, a very-spacious bedroom, and a 3rd bathroom off the adjoining hall. This whole floor lends itself to your imagination, having great use as an in-law suite, kids' play-area, or part-exercise room. And just like in the rest of the home, storage-space abounds, with wall cubbies and closets for-the-ready. Believe it or not, there's even more to this stunning home that hasn't been mentioned, but for the interest of time, the aforementioned neighborhood in which it dwells, you will relish in all Waters Run has to offer. Within

easy walking distance, you'll be able to dip into the community pool at the clubhouse, visit the fitness center, tennis/pickleball/basketball courts, and the marina offers a community boat slip; all of this right at your fingertips. And if you can somehow be pried away from all that, the beach is a mere 4-miles away, you'll be minutes from Freeman Stage to enjoy live music, along with restaurants, shopping & Harris Teeter! Needless to say, don't delay, come see it today so you don't miss out on this extraordinary opportunity!

Built in 2018

Essential Information

MLS® #	DESU2049248
Price	\$560,100
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,400
Acres	0.20
Year Built	2018
Type	Single Family
Sub-Type	Detached
Style	Coastal
Status	Closed

Community Information

Address	37297 Woods Run Circle
Area	Baltimore Hundred (31001)
Subdivision	WATERS RUN
City	Selbyville
County	SUSSEX-DE
State	DE
Zip Code	19975
Sussex Delaware Quadrant Between Rt 1 & 113	

Amenities

Amenities	Attic, Attic/House Fan, Carpet, CeilingFan(s), Entry Lvl BR, Pantry, Tub Shower, Stall Shower, Walk-in Closet(s), Recessed Lighting, Master Bath(s), Upgraded Countertops, Shades/Blinds
Utilities	Cable TV, Propane, Under Ground
Parking	Asphalt Driveway
# of Garages	2
Garages	Garage - Front Entry, Garage Door Opener, Inside Access, Garage - Side Entry
View	Trees/Woods
Has Pool	Yes

Interior

Interior Features	Floor Plan-Open
Appliances	Dishwasher, Disposal, Built-In Microwave, Dryer, Energy Star Appliances, Exhaust Fan, Oven/Range-Gas, Refrigerator, Stainless Steel Appliances, Washer, Water Heater, ENERGY STAR Clothes Washer, ENERGY STAR Dishwasher, ENERGY STAR Refrigerator, Icemaker, Oven-Self Cleaning, Oven-Single, Stove, Dryer - Electric
Heating	Heat Pump(s), Zoned, Wall Unit
Cooling	Central A/C, Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas/Propane, Mantel(s), Stone, Screen
# of Stories	1
Stories	1.5 Story

Exterior

Exterior	Vinyl Siding
Exterior Features	Exterior Lighting, Flood Lights, Gutter System, Lawn Sprinkler, Street Lights
Lot Description	Backs to Trees, Cul-de-sac, Landscaping
Windows	Screens
Roof	Architectural Shingle
Foundation	Crawl Space

School Information

District	INDIAN RIVER
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Additional Information

Date Listed	October 6th, 2023
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Days on Market	25
Zoning	AE-1
HOA Fees	264.00
HOA Fees Freq.	Monthly

Listing Details

Listing Office Berkshire Hathaway HomeServices PenFed Realty-WOC

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Listing information last updated on July 27th, 2024 at 12:15pm EDT