

# **\$675,000 - 28143 Ocean Dr, Selbyville**

MLS® #DESU2056224

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## **\$675,000**

4 Bedroom, 3.00 Bathroom, 2,626 sqft

Single Family on 0 Acres

### **LIGHTHOUSE LAKES, Selbyville, DE**

Have you ever wanted to be a short drive to the Beach? But still have enough to keep you entertained within your community if you don't feel like packing up all of your gear. This is the perfect opportunity...LIGHTHOUSE LAKES.

From the resort-like pool to the stocked fishing lake, fitness center, walking paths, tot lot, tennis, pickle ball, putting green, yoga studio, kayak launch and more. Come home and relax in this model-like home with upgrades galore.

Step through the covered front porch into a welcoming foyer that opens to a coastal white kitchen, dining area and family room complete with gas fireplace, luxury vinyl plank flooring throughout, custom backsplash & upgraded granite countertops. Enjoy the island kitchen with seating for 5+, stainless appliances and under cabinet lighting. Step out of the family room into your outdoor oasis overlooking the bass stocked lake. Choose between the screened porch or custom paver patio with incredible views of the lake; great way to start or end your day. The first floor also provides a primary suite complete with large walk-in closet, tray ceiling, dual vanity with quartz countertops and roman shower with dual shower heads and bench. Bedrooms 2 and 3 are also on the first level with full bath.

Upstairs you will find bedroom 4 with full bath and large loft. Allow the kids/guests their own space for watching TV while you enjoy your time downstairs. First floor laundry, 2 car garage and plenty of storage space. 2 zone heating/AC w/programmable Nest thermostat



and a conditioned crawl space with sump pump. This home was just completed in 2020 so why consider new construction when this well maintained home is move-in ready. Lawn maintenance and mulching are included in your HOA fees so you can enjoy the amenities and the beach at your leisure. This home is within minutes of Fenwick Island beach, Bethany Beach, Rehoboth Beach and Ocean City, MD. Just a short drive to all of the nearby restaurants and shopping. This location is ideal for a primary or secondary beach getaway. Home was Under Contract and is now back on the market due to no fault of the Sellers.

Built in 2019

### **Essential Information**

|                |                    |
|----------------|--------------------|
| MLS® #         | DESU2056224        |
| Price          | \$675,000          |
| Bedrooms       | 4                  |
| Bathrooms      | 3.00               |
| Full Baths     | 3                  |
| Square Footage | 2,626              |
| Acres          | 0.24               |
| Year Built     | 2019               |
| Type           | Single Family      |
| Sub-Type       | Detached           |
| Style          | Coastal, Craftsman |
| Status         | Closed             |

### **Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 28143 Ocean Dr            |
| Area        | Baltimore Hundred (31001) |
| Subdivision | LIGHTHOUSE LAKES          |
| City        | Selbyville                |
| County      | SUSSEX-DE                 |
| State       | DE                        |
| Zip Code    | 19975                     |

Within City Limits    Yes

Sussex Delaware Quadrant    Between Rt 1 & 113

### **Amenities**

|               |   |
|---------------|---|
| Amenities     | Carpet, CeilingFan(s), Entry Lvl BR, Pantry, Master Bath(s), Recessed Lighting, Soaking Tub, Stall Shower, Upgraded Countertops, Walk-in Closet(s), Shades/Blinds |
| Utilities     | Cable TV, Natural Gas Available   |
| # of Garages  | 2   |
| Garages       | Garage - Front Entry  |
| View          | Lake  |
| Is Waterfront | Yes   |
| Waterfront    | Lake  |
| Has Pool      | Yes   |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Floor Plan-Open   |
| Appliances        | Built-In Microwave, Dishwasher, Disposal, Dryer, Exhaust Fan, Oven-Self Cleaning, Oven/Range-Gas, Refrigerator, Stainless Steel Appliances, Washer, Water Heater, Instant Hot Water |
| Heating           | Heat Pump - Gas BackUp  |
| Cooling           | Central A/C, Heat Pump(s)   |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| # of Stories      | 2   |
| Stories           | 2 Story   |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Stone, Vinyl Siding  |
| Exterior Features | Extensive Hardscape, Exterior Lighting, Gutter System, Sidewalks, Udrgrd Lwn Sprnklr |
| Lot Description   | Cleared, Fishing Available, Landscaping, Pond, Lot Premium                           |
| Roof              | Architectural Shingle  |
| Foundation        | Crawl Space  |

### **School Information**

|          |              |
|----------|--------------|
| District | INDIAN RIVER |
|----------|--------------|

### **Additional Information**

|             |                     |
|-------------|---------------------|
| Date Listed | February 16th, 2024 |
|-------------|---------------------|

|                |           |
|----------------|-----------|
| Days on Market | 17        |
| Zoning         | TN        |
| HOA Fees       | 580.00    |
| HOA Fees Freq. | Quarterly |

**Listing Details**

Listing Office            Monument Sotheby's International Realty

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Listing information last updated on July 27th, 2024 at 2:30pm EDT