

\$674,900 - 38865 Sandpiper Cir #12, Frankford

MLS® #DESU2042788

\$674,900

4 Bedroom, 3.50 Bathroom, 2,400 sqft
Single Family on 0 Acres

PRESERVE AT JEFFERSON CREEK, Frankford, DE

Sellers offering a one year home warranty! A fabulous community situated along the reservation area of the Assawoman Canal, this 2-year-old home (2x6 construction) is truly special. The floorplan is amazing with a stunning 2-story living room with a gas fireplace, a gourmet kitchen with granite countertops, stainless steel appliances, and upgraded cabinets with a center island accented with shiplap. A perfect place for a cup of coffee or breakfast. Off the kitchen, is the breakfast area or a study with lots of windows to let the sunlight in and a library, office, or formal dining room, your decision on how to use this flex room. Throughout most of the public area, you find dark-colored plank-style flooring complimenting the dcor. The primary ensuite is large enough to accommodate a king-size bed and the bathroom has a walk-in shower. Upstairs, you discover a loft area perfect to watch tv or relax on the couch with a good book, 3 guest bedrooms with ample closet space and 2 full bathrooms. Back down stairs, you will enjoy the very private backyard with a patio and a screened porch, great place for summer evenings to dine out or play cards. The garage is large enough for 2 cars plus some additional storage. The Preserve at Jefferson Creek is a small community where the HOA takes care of the grass cutting, pool, and common areas. This little gem is a short distance to the kayak launch on the Assawoman canal and just a few more minutes to the great beaches of



Bethany beach and all its attractions. Golf, fishing, walking trails, and state parks are conveniently located nearby. HVAC under warranty until 2027, appliance under warranty until 2026. NEW lower HOA fee \$198.00 per month effective 1/1/24. Owners will be responsible for their own insurance

Built in 2021

Essential Information

MLS® #	DESU2042788
Price	\$674,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,400
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached
Style	Coastal
Status	Active
Tax Year	2022
Annual Tax Amount	\$1,246

Community Information

Address	38865 Sandpiper Cir #12
Area	Baltimore Hundred (31001)
Subdivision	PRESERVE AT JEFFERSON CREEK
City	Frankford
County	SUSSEX-DE
State	DE
Zip Code	19945

Sussex Delaware Quadrant Between Rt 1 & 113

Amenities

Amenities Shades/Blinds, Recessed Lighting, Entry Lvl BR, Walk-in Closet(s),

	Upgraded Countertops, Master Bath(s), Carpet, CeilingFan(s), Stall Shower, Tub Shower, Wainscotting
Utilities	Cable TV Available, Phone Available
Parking	Paved Driveway
# of Garages	2
Garages	Garage - Front Entry, Garage Door Opener
Has Pool	Yes

Interior

Interior Features	Floor Plan-Open
Appliances	Oven/Range-Gas, Refrigerator, Dishwasher, Dryer, Washer, Water Heater, Disposal, Microwave, Stainless Steel Appliances
Heating	Forced Air
Cooling	Central A/C
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas/Propane
# of Stories	2
Stories	2 Story

Exterior

Exterior Features	Patio, Porch(es), Porch-screened
Lot Description	Front Yard, Landscaping, Rear Yard, SideYard(s)
Roof	Architectural Shingle
Foundation	Concrete Perimeter

School Information

District	INDIAN RIVER
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Additional Information

Date Listed	June 11th, 2023
Days on Market	398
Zoning	MR
HOA Fees	198.00
HOA Fees Freq.	Monthly

Listing Details

Listing Office	VICKIE YORK AT THE BEACH REALTY
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