# \$1,895,000 - 39617 Water Works Ct, Bethany Beach

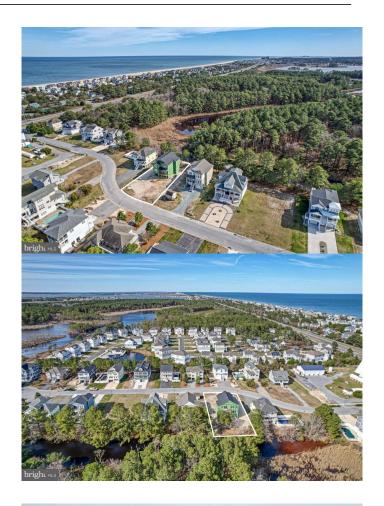
MLS® #DESU2059724

## \$1,895,000

7 Bedroom, 5.00 Bathroom, 4,114 sqft Single Family on 0 Acres

SANCTUARY, Bethany Beach, DE

Welcome to the Sanctuary in Bethany Beach! Enjoy a large 1/4-acre private lot backing to Fresh Pond State Park, pond, and wetlands! New construction energy efficient custom home can be ready in two months from contract date. Buyers can select cabinets, counters, tile, flooring, etc.! Home to include an inground pool, elevator, gourmet kitchen, open floor plan with luxury vinyl plank flooring, custom tile bathrooms, solid core doors, 10-foot ceilings on main level, recessed lights, ceiling fans, wired for surround sound, & more! Act quickly and you can still make some of your own selections. Great rental potential for this 7 bedroom home with pool - rental projections \$140,000 per year. Home features 4,114 square feet heated, 608 square feet of garage space, and 625 feet of deck space! Total square footage of 5,347 square feet. The main levels features an open concept floor plan with gourmet kitchen, pantry, dining area, and large great room with fireplace leading out to trex deck overlooking the water. Main level also features a full bathroom and two bedrooms. One of the bedrooms can be a formal dining room or office if you prefer. The top-level features two owners' suites with beautiful custom tile bathrooms and access to deck, two more bedrooms that share a hall bathroom, and laundry room. First level features an oversized two car garage, full bathroom with door out to pool, bedroom, and large family room. The family room also has room to add an additional bedroom and have a





smaller family room. Potential for an 8-bedroom home which is hard to find at the beach! Convenient to Bethany Beaches, State Park Beaches, Fresh Pond State Park, restaurants, golf course, walking & biking trails, & more! Take the video tour!

Built in 2024

## **Essential Information**

MLS® # DESU2059724

Price \$1,895,000

Bedrooms 7

Bathrooms 5.00

Full Baths 5

Square Footage 4,114

Acres 0.25

Year Built 2024

Type Single Family

Sub-Type Detached

Style Coastal

Status Active

Tax Year 2023

Annual Tax Amount\$514

## **Community Information**

Address 39617 Water Works Ct

Area Baltimore Hundred (31001)

Subdivision SANCTUARY

City Bethany Beach

County SUSSEX-DE

State DE

Zip Code 19930

Sussex Delaware Quadrant Between Rt 1 & 113

## **Amenities**

Amenities Entry Lvl BR, Upgraded Countertops, Elevator, Pantry, Walk-in Closet(s)

Parking Gravel Driveway

# of Garages 2

Garages Garage Door Opener View Pond, Trees/Woods

Is Waterfront Yes
Waterfront Pond
Has Pool Yes

## Interior

Interior Features Floor Plan-Open

Appliances Stainless Steel Appliances

Heating Heat Pump(s)
Cooling Central A/C

# of Stories 3
Stories 3

#### **Exterior**

Exterior HardiPlank

Exterior Features Deck(s), Patio

Lot Description Backs to Trees, Bcks-PrkInd, Landscaping, Pond

Roof Architectural Shingle

Foundation Slab

## **School Information**

District INDIAN RIVER

#### Additional Information

Date Listed April 12th, 2024

Days on Market 135 Zoning MR

HOA Fees 600.00

HOA Fees Freq. Annually

# **Listing Details**

Listing Office Monument Sotheby's International Realty

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