

# \$485,000 - 31108 Edgewater Dr, Lewes

MLS® #DESU2062320

## \$485,000

3 Bedroom, 2.00 Bathroom, 1,774 sqft  
Single Family on 0 Acres

EDGEWATER ESTATES, Lewes, DE

Don't miss out on this opportunity! Nestled in the highly desirable neighborhood of Edgewater Estates, situated next to Red Mill Pond, this home offers the perfect blend of tranquility and convenience. Being located just 5 miles from Lewes Beach and a little over 7 miles from Rehoboth Beach, the options are endless. Enjoy the convenience of being close to outlet shopping destinations, top-rated restaurants, and a variety of attractions, including the renowned Nassau Valley Vineyards Winery. Whether you're seeking outdoor adventures, culinary delights, or retail therapy, everything you desire is just a stone's throw away. This home has been lovingly cared for by its single owner, ensuring that every corner exudes warmth and comfort. With 3 bedrooms and 2 bathrooms, this ranch-style home offers plenty of space for comfortable living. The layout maximizes functionality and flow, providing an ideal setting for relaxation and entertainment. Step outside and indulge in the beauty of nature. The home is surrounded by lush landscaping, creating a serene ambiance while gazing at mesmerizing views of Red Mill Pond. In fact, this home is right around the corner from the community boat launch, which allows you to be on the pond in just minutes. The large bi-level deck with a retractable awning provides ample space for outdoor gatherings, relaxation, and soaking in the picturesque surroundings. In addition, there is a custom-insulated workshop/shed, which is perfect for projects or additional



storage space. Schedule your private tour today and experience the epitome of coastal living in Edgewater Estates. Contact us now to make this beautiful retreat your own.

Built in 1985

### Essential Information

MLS® #	DESU2062320
Price	\$485,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,774
Acres	0.34
Year Built	1985
Type	Single Family
Sub-Type	Detached
Style	Rancher
Status	Active
Tax Year	2023
Annual Tax Amount	\$1,071

### Community Information

Address	31108 Edgewater Dr
Area	Lewes Rehoboth Hundred (31009)
Subdivision	EDGEWATER ESTATES
City	Lewes
County	SUSSEX-DE
State	DE
Zip Code	19958
Sussex Delaware Quadrant Between Rt 1 & 113	

### Amenities

Amenities	Carpet, CeilingFan(s), Pantry, Skylight(s), Shades/Blinds
Parking	Asphalt Driveway
# of Garages	2
Garages	Garage - Side Entry, Garage Door Opener, Inside Access

## Interior

Heating	Forced Air
Cooling	Central A/C
# of Stories	1
Stories	1 Story

## Exterior

Exterior	Frame
Exterior Features	Exterior Lighting, Lawn Sprinkler, Deck(s)
Lot Description	Front Yard, Landscaping, Rear Yard
Windows	Double Pane, Casement
Roof	Architectural Shingle
Foundation	Crawl Space

## School Information

District	CAPE HENLOPEN
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## Additional Information

Date Listed	May 13th, 2024
Days on Market	71
Zoning	AR-2
HOA Fees	50.00
HOA Fees Freq.	Annually

## Listing Details

Listing Office	Bryan Realty Group
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Listing information last updated on July 22nd, 2024 at 6:45pm EDT