

\$1,100,000 - 34962 Royal Troon Cir, Dagsboro

MLS® #DESU2067174

\$1,100,000

6 Bedroom, 4.50 Bathroom, 4,324 sqft
Single Family on 0 Acres

FAIRWAY VILLAS, Dagsboro, DE

Blending the perfect balance of Nantucket design and contemporary style, this custom-built luxury residence in the Cripple Creek Golf and Country Club community is a true masterpiece. Constructed with quality and featuring awe-inspiring amenities, this home is thoughtfully designed to maximize the stunning panoramic views of the community and Indian River Bay. This extraordinary property spans three levels, offering endless lifestyle options, making it a spectacular place for family and friends to gather. Inside, superior craftsmanship is evident with architectural millwork detailing, hardwood flooring, featured lighting, and perfectly designed gathering spaces that epitomize coastal living. The two-story great room, with its open-plan design, is anchored by a stone fireplace and wrapped in picture windows topped by clerestory windows and atrium doors. This bathes the main level living space in natural light and magnificent views, inviting you to explore the expansive wrap-around deck for glorious sunrise or sunset views. The seamless flow continues into the gourmet kitchen, featuring a center island with a sink, dishwasher, and breakfast bar, highlighted by recessed and pendant lighting. Rich sienna-colored, custom-built cabinetry, granite countertops, and a suite of stainless-steel appliances complete this chef's kitchen. Dining options abound, whether it's a casual meal in the breakfast nook, a dinner party in the formal dining room, a summertime



cook-out on the adjacent deck, or a quiet coffee in the formal living room. The main level also includes a convenient laundry room with pantry storage, garage access, and a perfect powder bath off the foyer. The luxurious main level primary bedroom suite offers a fireplace, sitting area, and a spa-like bath with a dual sink vanity, glass stall shower, soaking tub, and private water closet. A winding stair off the foyer ascends to the upper-level loft, which offers its own gathering space or office area beneath the soaring great room ceiling, perfect for catching up on emails or relaxing. The upper-level features four elegantly appointed bedrooms, two full baths, and awe-inspiring balconies that offer magnificent views from sunrise to sunset. The fully finished, walk-out lower level boasts high ceilings, full daylight, and an exceptional space plan. This level includes a large family/recreation room, expansive media room, the home's sixth bedroom guest space or in-law suite, an exercise room or office, and a full bath, completing the thoughtful design. Outside, the opportunities are endless: golf, club amenities, exploring the coastline and Holts Landing State Park, kayaking, paddle-boarding, clam-digging, fishing, or venturing onto the bay to dine at local establishments. Membership to the Cripple Creek Golf and Country Club is included in the sale. Don't wait—opportunities like this don't last. Live your best life in this gorgeous home on the Delmarva Peninsula, where every age will enjoy bountiful adventures!

Built in 2006

Essential Information

MLS® #	DESU2067174
Price	\$1,100,000
Bedrooms	6

Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	4,324
Acres	0.24
Year Built	2006
Type	Single Family
Sub-Type	Detached
Style	Coastal
Status	Active
Tax Year	2021
Annual Tax Amount	\$2,564

Community Information

Address	34962 Royal Troon Cir
Area	Baltimore Hundred (31001)
Subdivision	FAIRWAY VILLAS
City	Dagsboro
County	SUSSEX-DE
State	DE
Zip Code	19939
Sussex Delaware Quadrant	Between Rt 1 & 113

Amenities

Amenities	CeilingFan(s), Entry Lvl BR, Formal/Separate Dining Room, Crown Molding, Shades/Blinds, Wood Floors, Built-Ins, Carpet, Chair Railing, Master Bath(s), Recessed Lighting, Soaking Tub, Stall Shower, Upgraded Countertops, Walk-in Closet(s), Wpool Jets
Utilities	Electric Available, Propane
Parking	Asphalt Driveway
# of Garages	2
Garages	Garage - Front Entry, Garage Door Opener, Inside Access
View	Bay, Golf Course, Pond, Scenic Vista, Garden/Lawn, Panoramic, Trees/Woods, Water
Has Pool	Yes

Interior

Interior Features	Floor Plan-Open
Appliances	Dishwasher, Disposal, Dryer, Exhaust Fan, Icemaker, Microwave,

Oven/Range-Electric, Refrigerator, Washer, Built-In Range, Cooktop, Freezer, Oven-Self Cleaning, Stainless Steel Appliances, Water Heater

Heating Heat Pump(s), Zoned
Cooling Central A/C, Zoned, Ceiling Fan(s)
Fireplace Yes
of Fireplaces 2
Fireplaces Gas/Propane, Stone, Screen, Fireplace - Glass Doors
of Stories 3
Stories 3
Has Basement Yes
Basement Fully Finished, Outside Entrance, Interior Access, Daylight, Partial, Walkout Level

Exterior

Exterior Frame, HardiPlank, Shake, Stone
Exterior Features Lawn Sprinkler, Outside Shower, Extensive Hardscape, Exterior Lighting, Street Lights, Balconies-Multiple, Balcony, Deck(s), Porch-enclosed, Porch(es), Roof Deck, Porch-screened, Porch-wraparound
Lot Description Cul-de-sac, Lot Premium, Front Yard, Pond, Rear Yard, SideYard(s), Trees/Wooded
Windows Screens, Sliding, Transom
Roof Architectural Shingle, Pitched
Foundation Concrete Perimeter, Block

School Information

District INDIAN RIVER
Elementary LORD BALTIMORE
Middle SELBYVILLE
High INDIAN RIVER

Additional Information

Date Listed August 8th, 2024
Days on Market 17
Zoning HR-2
HOA Fees 250.00
HOA Fees Freq. Annually

Listing Details

Listing Office Northrop Realty

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