

# \$600,000 - 8 Village Green Dr, Ocean View

MLS® #DESU2067752

## \$600,000

4 Bedroom, 4.50 Bathroom, 2,600 sqft  
Condo/Townhome on 0 Acres

BEAR TRAP, Ocean View, DE

Welcome to the Bear Trap Dunes Golf Community!

Location! Location! Location!

This spacious 4 bedroom, 4 1/2 bath, townhome is ideally located just steps away from the driving range, putting green, Clubhouse and Coastal Kitchen restaurant. This Coastal Style home offers a separate large playroom and detached garage with a concrete driveway.

An open floor plan on the main floor overlooks a backyard, enclosed patio, perfect for entertaining or relaxing after a day of golf. Home is being sold fully furnished.

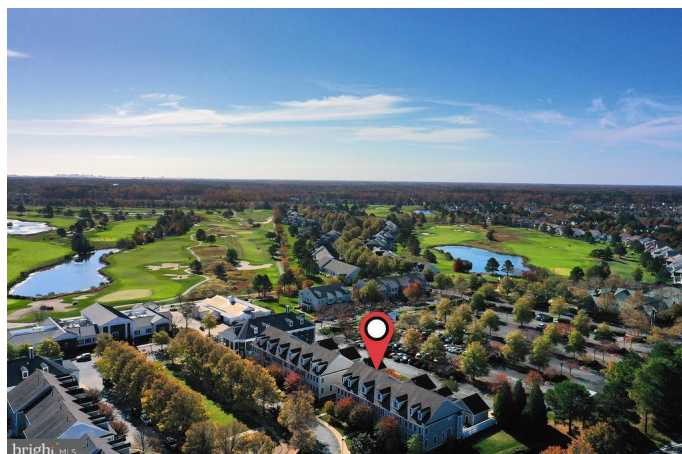
The Bear Trap Dunes community offers an outdoor amphitheater, indoor pool and two outdoor heated pools and two kiddie pools which are staffed with lifeguards. In addition, there are clay (Har-Tru) and asphalt tennis & pickleball courts, a basketball/volleyball sports court, fitness center with whirlpool and saunas . Three golf courses (The Black Bear, Kodiak and Grizzly) are on site together with a putting green, driving range, pro shop, clubhouse with a restaurant & bar, and 2 tot-lots /

playgrounds. A private beach shuttle (in season) runs from the resort community to the Bethany Beach boardwalk and back.

The home owner's association also includes basic cable and internet as well as snow and refuse removal, and common area maintenance.

Home has a successful rental history.

Rental income figures are available upon



request.

Built in 2003

### Essential Information

MLS® #	DESU2067752
Price	\$600,000
Bedrooms	4
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	2,600
Acres	0.05
Year Built	2003
Type	Condo/Townhome
Sub-Type	Interior Row/Townhouse
Style	Colonial, Contemporary
Status	Active
Tax Year	2023
Annual Tax Amount	\$2,795

### Community Information

Address	8 Village Green Dr
Area	Baltimore Hundred (31001)
Subdivision	BEAR TRAP
City	Ocean View
County	SUSSEX-DE
State	DE
Zip Code	19970
Within City Limits	Yes
Sussex Delaware Quadrant	Between Rt 1 & 113

### Amenities

Amenities	Entry Lvl BR, Upgraded Countertops, Walk-in Closet(s), Shades/Blinds, Wood Floors
Utilities	Cable TV, Phone, Natural Gas Available, Electric Available
Parking	Concrete Driveway
# of Garages	1

Garages	Garage - Rear Entry, Garage Door Opener
View	Golf Course, Street
Has Pool	Yes

### **Interior**

Appliances	Built-In Microwave, Built-In Range, Water Heater, Refrigerator, Range hood, Dishwasher, Disposal, Microwave, Oven/Range-Electric, Stainless Steel Appliances, Washer
Heating	90% Forced Air, Forced Air
Cooling	Central A/C, Ceiling Fan(s)
# of Stories	3
Stories	3
Has Basement	Yes
Basement	Drainage System, Fully Finished, Heated, Interior Access, Improved, Poured Concrete, Sump Pump, Windows

### **Exterior**

Exterior	Block, Frame
Exterior Features	BBQ Grill, Exterior Lighting, Gutter System, Lawn Sprinkler, Outbuilding Apartment, Sidewalks, Street Lights, Patio, Picket Fence, Wood Fence
Windows	Double Pane
Roof	Architectural Shingle
Foundation	Concrete Perimeter

### **School Information**

District	INDIAN RIVER
Elementary	LORD BALTIMORE
Middle	SELBYVILLE
High	INDIAN RIVER

### **Additional Information**

Date Listed	August 5th, 2024
Days on Market	20
Zoning	TN
HOA Fees	668.46
HOA Fees Freq.	Monthly

### **Listing Details**

Listing Office	1ST CHOICE PROPERTIES LLC
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Listing information last updated on August 24th, 2024 at 12:04pm EDT