



1433 MARTINS POINT ROAD WADMALAW ISLAND

A nature lover's retreat on almost fifteen acres of secluded, mature hardwoods. Perfect for those seeking to escape the bustling city of Charleston, 1433 Martins Point Road provides a serene haven where you can truly unwind. A virtual wildlife sanctuary, you will see deer, turkeys and a plethora of bird species right from your own backyard.

The custom-built, single-story home has been thoughtfully updated with modern touches. A wonderful large screened-in back porch allows for easy entertaining, grilling and simply relaxing. The new metal equipment/storage building and additional storage building gives you room for all your toys, tools and equipment.

With two adjacent parcels, the possibilities are endless. Whether you're looking to build additional homes, outbuildings, or simply enjoy the open space, this property offers the flexibility you need. Explore the trails that meander through the property, offering a very peaceful setting with minimal neighbors and NO HOA. Located just 21 miles from downtown Charleston on rural Wadmalaw Island, which is now one-third permanently protected.

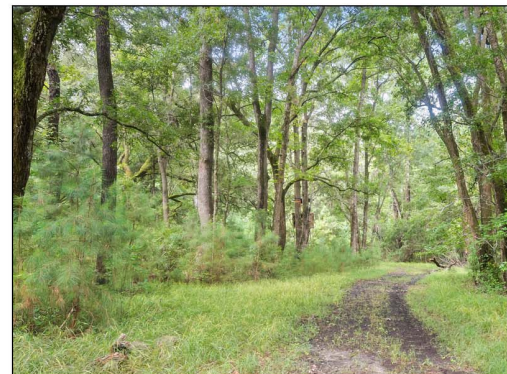
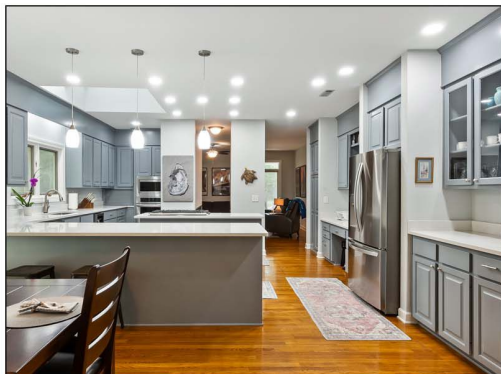
LOCATION

Wadmalaw Island - Charleston County
21 Miles from Downtown Charleston
20 Miles to Kiawah/Seabrook Islands
TMS#: 157-00-00-044 & 157-00-00-029

PROPERTY

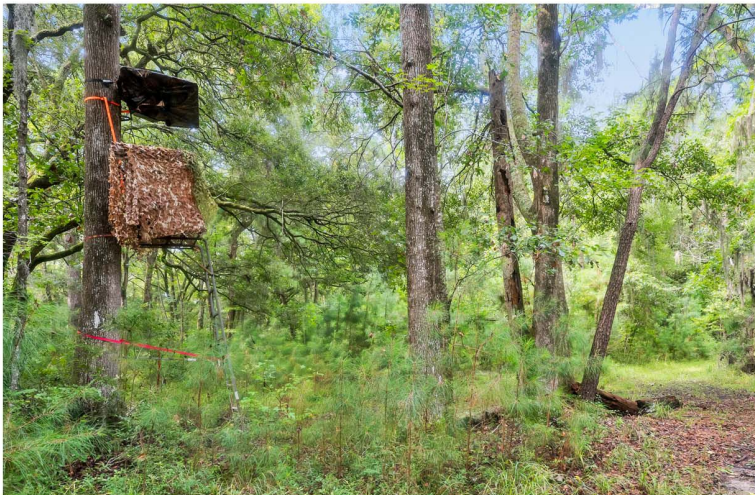
14.11 Acres
3-Bed, 2.5-Bath, 2,773 Sq Ft Home
Metal Garage, Wood Garden Shed
Oak-Lined Entrance, Hardwood Forest

AVAILABLE FOR \$1,500,000





1433 MARTINS POINT ROAD
WADMALAW ISLAND





PROPERTY DETAILS



House

2,773 Square Feet, 3 Bedrooms, 2.5 Bathrooms
Built 1991
Well & Septic System
Generator Hook-up
Kinetic Filtration System w/ Sulfur Filter
Tankless Water Heater
Simply Safe Security System
Dual Unit HVAC, 2022
House in Shaded X, No Flood Zone

Exterior:
Wood Siding
Architectural Shingles, 2012
Full Front Porch
Encapsulated Crawlspace w/ Dehumidifier
600 Sq Ft, 10ft Depth Screened-in Back Porch
with Gas Stovetop and Sink
625 Sq Ft Wood Deck

Interior:
Smooth Ceilings
Can Lighting & Ceiling Fans Throughout
Flooring: Hardwood, Ceramic Tile in Bathrooms
Great Room: Gas Fireplace, Lofted Ceiling, Built-in Bookcase
Several Storage Closets, Cedar Closet
Movie Room Could Convert to Formal Dining
Laundry/Mud Room with Sink
Kitchen: Custom Cabinets, Quartz Countertops, Wine Cooler,
Island w/ Gas Cooktop, All LG Stainless Steel Appliances,
Eat-in Kitchen with Bar Seating, Butler's Pantry, Dry Bar with
Sink Plumbing Option, Home Office Area, Skylights
Master Bedroom: Porch Access, Built-in Ironing Board,
Quartz Bathroom Countertop, Tile Walk-in Shower, Separate Toilet,
Dual Vanity, Walk-in Closets, Skylight

Other Improvements

Gravel Driveways
1,000-Gallon Liquid Propane Tank
Metal Garage
Wood Garden Shed



SUMMARY OF IMPROVEMENTS ~ 2022

EXTERIOR

Painted Exterior including Porches, Deck and Shed
Removed Ramp from Deck
Added Storage Garage
Added Generator Hookup (J Wrenn Electric, LLC)
Installed Motion Detection Lights (Front Corners) and Flood Lights (Back)
Re-insulated and Partially Encapsulated Crawlspace
Added De-humidifier, Moisture Barrier & Vent Covers to Crawlspace
Added Gas Stove, Ceiling Fans to Back porch
New Well pump

INTERIOR

Painted Entire Interior
Installed Ceiling Fans
Installed Tankless Water Heater
2 New HVAC Units
Installed Kinetico Water Filtration System + Sulfur Filter (\$40/mo)
Re-Insulated the Attic
Replaced Gas Logs in the Great Room
New Laundry Counter/Sink/Faucet
Added New Padding and Carpet in Guest Rooms

Kitchen:

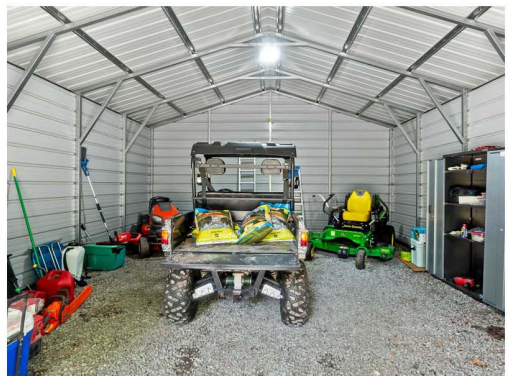
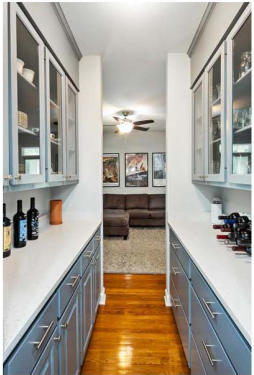
Recessed lighting • Countertops • Sink/faucet • Dishwasher
• Microwave • Oven • Gas Stovetop • Refrigerator • Wine Fridge

Master Bathroom:

Tile Flooring • Tile Shower • Counter tops/sink/faucets • Toilet

Guest Bathroom:

Tile Flooring • Tile Tub • Tub Fixtures • Counter/sink/faucets • Toilet





PROPERTY BOUNDARIES



Estimate boundary, not to be assumed as accurate



PROPERTY LOCATION

