List \$525,000 Price



6959 ROSEBURY CT SW Ocean Ridge Plantation



Your New Dream Home 6959 Rosebury Ct SW PROPERTY FEATURES

- Pond & Golf Course Setting
- Lawn Maintence inluded in HOA fees
- Mature landscaping
- Low maintenance brick/stucco exterior
- Walk up attic storage

Silver Coast Properties Darren Bouley

What are you waiting for!?

Beautifully remodeled water and golf front home in prestigious Ocean Ridge Plantation is ready for a new owner. This low-maintenance brick and stucco exterior home offers stunning views of the award-winning Lion's Paw Golf Course. With nearly 1,800 heated square feet, this 2-bedroom, 2-bathroom home features comfortably sized rooms and a massive walk-in closet, all within an open floor plan design. The newly remodeled kitchen, with light cabinetry, granite countertops, and stainless steel appliances, creates a bright and sophisticated space. The remodeled primary bath is tastefully appointed with a harmonious color palette, beautiful tile floors, a stylish shower, coordinated cabinetry, and a quartz countertop. Enjoy peace of mind knowing the roof, majority of windows, and HVAC were all replaced in 2021. Additional updates include new carpeting in 2022, a remodeled primary closet in 2020, a remodeled primary bath in 2024, a remodeled kitchen and new appliances in 2021, fresh interior paint in 2022, a new garage door in 2021, and new exterior lighting in 2024. The new owners will appreciate the convenience of walk-up storage accessible through the garage.

Call: 910.431.7692 Darren@silvercoastnc.com www.oceanridgeplantationhomes.com www.silvercoastnc.com



Year Built: 2003 Lot Size: .20 acre Home Size: 1,724 Approx. Heated Living Space

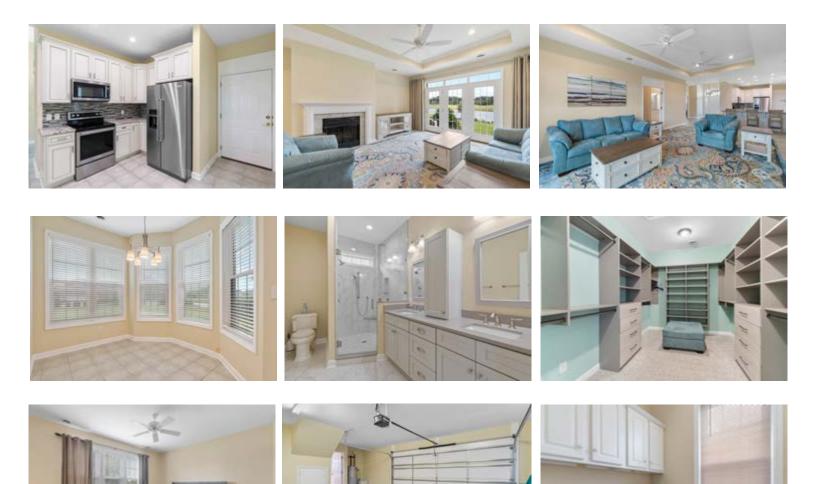
- Pond & Golf course setting
- Roof Replaced in 2021
- Majority of the windows replaced in 2021
- HVAC replaced in 2021
- New carpeting in 2022
- Remodeled kitchen & new appliances in 2021
- New exterior lighting in 2024
- New garage door in 2021
- Remodeled primary bath in 2024
- Remodeled primary closet in 2020
- Large walk in closet

- Stainless steel appliances
- Granite countertops
- Gas fireplace
- Walk-in attic storage
- Laundry room
- Utility sink in Garage
- Fresh interior paint in 2022
- Convenient to everyday shopping, grocery stores, and restaurants.
- 5 minutes to Sunset Beach/Ocean Isle Beach
- Established neighborhood
- Mature trees and landscaping

Community Amenities



- 72-holes of golf
- Indoor and outdoor pools
- Pickleball/tennis courts
- Oceanfront beach clubhouse
- More than 100 clubs and organizations
- Fitness center
- Indoor & outdoor whirlpools
- Community garden
- Activity room
- Exercise classes
- 3,500 nature pavilion, bocce ball & horseshoes
- More than 5 miles of walking and biking trails
- New Ridge Center coming 2025



Important Contacts & Info

- Water and Sewer: Brunswick County, 910-253-2655, www.brunswickcountync.gov
- Electric: Brunswick Electric, 910-754-4391
- Cable/Internet: Focus Broadband, 910-754-4311
- 2023 Property taxes: \$1,511.31
- 2024 Master HOA Fees: \$2,465
- 2024 Sedgefield Landscape Fees: \$2,220
- Management Company: CAS, 910.295.3791

