

# \$2,350,000 - 1484 Simmons Street, Mount Pleasant

MLS® #21015918

## \$2,350,000

4 Bedroom, 5.00 Bathroom, 3,264 sqft  
Residential on 0.29 Acres

Old Mt Pleasant, Mount Pleasant, SC

Back-up offers accepted . Inspired by the visionary architecture of Frank Lloyd Wright and designed by a renowned Charleston based firm, this uniquely blended contemporary and sophisticated home embodies the highest degree of architecture, design and finishes. Located in the heart of one of the most highly desired neighborhoods in the Charleston area, the home exemplifies impeccable quality, solid building techniques, and state-of-the-art design. The home boasts a wide range of distinctive features including polished concrete floors in main living area, custom designed solid wood wamms and structural timber joist ceilings, top-of-the-line LED lighting, high efficiency Mitsubishi HVAC systems, and exquisite hardware on all cabinetry and doors. There exists no drywall in the entire home and it is full of unique custom trim details inside and out. Upon entering the residence, an impressive entrance hall greets you; en suite bedrooms on either side, a generous sized all cypress mudroom leading to covered parking, and privately situated in the back of the home, separated by a stunning brick and concrete fireplace, is an expansive light-filled living and dining area, perfect for entertaining. Open to the living and dining area, the kitchen is complete with high-end Thermador appliances. An expansive custom wide-plank maple island and a large butler's pantry complete the kitchen. A 14-foot full glass accordion style door opens along the length of the dining area and provides



wonderful connectivity between the indoor and outdoor living spaces. The owner's suite offers the ultimate retreat along the rear of the home. Off the upstairs spacious landing, is an intimate Ipe decked balcony situated under the home's one-of-a-kind cantilevered roof. The same high quality continues to the exterior of the home with standing seam hand turned metal roofing on the entire home as well as the spacious accessory storage building. The charming backyard offers wonderful privacy and includes several distinct entertaining areas and is completely enclosed by a unique, wide tongue and groove privacy fence.

Highly sought-after, Old Mount Pleasant is just minutes away from beaches and historic downtown Charleston. Walk or bike to the Old Bridge, Alhambra Hall, the Pitt Street Pharmacy and the wonderful neighborhood schools, and embrace the unique lifestyle offered by this quaint neighborhood. Property is located in an X Flood Zone which FEMA does not require flood insurance!

Built in 1959

### **Essential Information**

MLS® #	21015918
Price	\$2,350,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,264
Acres	0.29
Year Built	1959
Type	Residential
Sub-Type	Single Family Detached
Style	Contemporary

Status Active Contingent

### Community Information

Address 1484 Simmons Street  
Area 42 - Mt Pleasant S of IOP Connector  
Subdivision Old Mt Pleasant  
City Mount Pleasant  
County Charleston  
State SC  
Zip Code 29464

### Amenities

Amenities Boat Ramp, Cable Avail, Play Park, Tennis Court, Trash Pickup, Walk Jog Trails, Dog Park  
Features Energy Star Central Heat/Air, Energy Star Roofing, Tankless Water Heater  
Parking Spaces 1  
Parking Off-st Prkng, 1 Car Carport  
# of Garages 1  
Garages Off-st Prkng, 1 Car Carport

### Interior

Interior Wood, Marble  
Interior Features Ceilings - 9'+, Window Treatments - All, Ceiling - Beamed, Garden Tub/Shower, Kitchen Island, Ceiling - Smooth, Walk-In Closets, Wet Bar  
Heating Electric, Forced Air, Heat Pump  
Cooling Central  
Fireplace Yes  
Fireplaces One  
Stories 2 Story

### Exterior

Exterior Block/Masnry, Stucco, Wood Siding  
Exterior Features Deck, Wood F/encl, Gutters, Lawn Irriga., Patio, Privacy Fenc, Strg/outbldg, Therml Wn/dr, Porch - Front Porch  
Lot Description High, Level, 0 - .5 Acre  
Roof Metal  
Construction Pre-Owned  
Foundation Crawl Space, Slab

## School Information

Elementary	Mt. Pleasant Academy
Middle	Moultrie
High	Lucy Beckham

## Additional Information

Days on Website 100

## Listing Details

Listing Office Carolina One Real Estate



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