

\$345,890 - 13086 Shoshoney Circle, Fairhope

MLS® #343709

\$345,890

4 Bedroom, 2.00 Bathroom, 2,018 sqft
Residential on 0 Acres

Fairhope Falls, Fairhope, AL

Welcome to the open and spacious 4 bedroom, 2 bath, 2-car garage DELRAY Plan with covered front porch entry in fast-selling Fairhope Falls. The light and bright kitchen, ideally situated at the heart of the home, overlooks the dining area and great room while having a view to the covered back porch and community lake. The well-appointed kitchen boasts an island with bar seating, painted cabinets, granite, and stainless steel appliances, making entertaining a breeze. The en-suite primary bedroom, located at the back of the house for privacy, features a garden tub, separate shower, double vanities, and spacious walk-in closets providing ample space for storage. Two additional bedrooms and one full bath are located at the front of the home. Home also features a versatile flex room that can be utilized as an office, den, or a fourth bedroom. Brand new and energy efficient, this Gold Fortified home comes with "Home is Connected" Smart Home package, DEAKO switches, a 1-year builder warranty and 10-year structural warranty. Conveniently located off Hwy 104, Fairhope Falls is just minutes from charming downtown Fairhope, restaurants, shopping, award-winning Fairhope schools, and close to beautiful white sand beaches. One-of-a-kind community amenities include TWO resort-style pools, kayak launch area, playground, hiking and biking trails, lakes, and much more! Photos are of similar home and not necessarily of subject property, including interior and



exterior colors, options, and finishes. Up to \$3,000 toward closing costs with preferred lender. Estimated completion-June 2023.

Built in 2023

Essential Information

MLS® #	343709
Price	\$345,890
Sold Price	\$345,890
Closed Date	2023-06-27
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,018
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Craftsman
Style	Craftsman
Status	Closed

Community Information

Address	13086 Shoshoney Circle
Area	Fairhope 10
Subdivision	Fairhope Falls
City	Fairhope
County	Baldwin
State	AL
Zip Code	36532

Amenities

Amenities	BBQ Area, Landscaping, Pool - Outdoor, Playground
Utilities	Fairhope Utilities
Parking	Double Garage, Automatic Garage Door
View	Direct Lake Front, Eastern View
Is Waterfront	Yes
Waterfront	Pond, River Acc (Wlk <=1/4 Mi)

Has Pool	Yes
Pool	Community

Interior

Interior	Other Floors-See Remarks
Interior Features	Ceiling Fan(s), En-Suite, High Ceilings, Split Bedroom Plan
Appliances	Dishwasher, Disposal, Microwave, Electric Range
Heating	Heat Pump
Cooling	Central Electric (Cool)
# of Stories	1
Stories	One

Exterior

Exterior	Concrete Board, Fortified-Gold, Wood Frame
Exterior Features	Termite Contract
Lot Description	Less than 1 acre, Waterfront, Subdivision
Roof	Dimensional
Construction	New Construction
Foundation	Slab

School Information

Elementary	Fairhope East Elementary
High	Fairhope High

Additional Information

HOA Fees	700
HOA Fees Freq.	Annually

Listing Details

Listing Office	Dhi Realty Of Alabama, Llc
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