

# \$632,141 - 12108 Exbury Way, Spanish Fort

MLS® #345441

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## \$632,141

4 Bedroom, 3.00 Bathroom, 2,518 sqft  
Residential on 1 Acres

Rayne Plantation, Spanish Fort, AL

The popular PECAN floorplan by TRULAND HOMES is waiting for you in the beautiful Rayne Plantation Subdivision. A space for every imaginable use, this house exudes luxury and comfort. Enter through the heavy-wood double doors into the foyer. Open air layout allows formal dining room to open to family/great room area and continuously flow into the chef's kitchen. Gourmet kitchen boasts beautiful painted cabinetry, gorgeous quartz counters, large work island, Samsung appliances including dishwasher, slide in gas range, wall mounted microwave, and enormous pantry. The bar overhang is perfect for entertaining and can easily seat guests with chairs or barstools. Convenient breakfast nook off the kitchen includes access to the large rear covered patio. Owners quarters boasts room for heavy furniture and hails a spa-like primary bath. Step in to the lavish primary bathroom with oversized garden tub, split vanities, tiled shower, separate water closet and TWO private closets utilized by sturdy wood shelving. Primary side of the home includes an additional guest bedroom and full bath. This floorplan showcases 2 other guest bedrooms and jack-and-jill style bath on the opposing side of the home as the owner's suite. Large Laundry room and convenient "drop-zone" by door leading to oversized 3 car garage includes a custom mud-bench for backpacks and coats. This one includes a tankless water heater as well. Enjoy the community pools and Playground! GOLD



FORTIFIED, home warranty and Transferable Termite Bond are just a few of the amenities that tie this amazing house together! Completion is expected approximately 11/31/23!

Built in 2023

**Essential Information**

MLS® #	345441
Price	\$632,141
Sold Price	\$632,141
Closed Date	2023-09-27
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,518
Acres	0.58
Year Built	2023
Type	Residential
Sub-Type	Craftsman
Style	Craftsman
Status	Closed

**Community Information**

Address	12108 Exbury Way
Area	Spanish Fort
Subdivision	Rayne Plantation
City	Spanish Fort
County	Baldwin
State	AL
Zip Code	36527

**Amenities**

Amenities	Gazebo, Pool - Outdoor, Playground
Utilities	Cable Available, Natural Gas Connected, Underground Utilities, North Baldwin Utilities, Riviera Utilities, Cable Connected
Parking	Attached, Three Car Garage, Automatic Garage Door
View	None/Not Applicable

Waterfront	No Waterfront
Has Pool	Yes
Pool	Community, Association

## Interior

Interior	Carpet, Tile, Wood
Interior Features	Ceiling Fan(s), En-Suite, Internet, Split Bedroom Plan
Appliances	Dishwasher, Disposal, Microwave, Gas Range
Heating	Electric, Central, Heat Pump
Cooling	Central Electric (Cool), Heat Pump, Ceiling Fan(s), SEER 14
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas Log, Great Room
# of Stories	1
Stories	One

## Exterior

Exterior	Brick, Concrete Board, Block, Wood Frame
Exterior Features	Irrigation Sprinkler, Termite Contract
Lot Description	Subdivision
Windows	Storm Shutters, Double Pane Windows
Roof	Composition, Ridge Vent
Construction	To be Built

## School Information

Elementary	Stonebridge Elementary
Middle	Spanish Fort Middle
High	Spanish Fort High

## Additional Information

HOA Fees	1200
HOA Fees Freq.	Annually

## Listing Details

Listing Office	Bellator Re & Dev-eastern Shor
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