

\$365,248 - 11617 Agora Drive, Daphne

MLS® #349137

\$365,248

4 Bedroom, 2.00 Bathroom, 2,047 sqft
Residential on 0 Acres

The Reserve at Daphne, Daphne, AL

NEW PHASE IN THE RESERVE AT DAPHNE

is Selling NOW!!! 100' corner lot! \$25,000

Buyer incentives with November closing.

Desirable community with a resort-style pool, recreation area and a lazy river is located on CR 64 just east of Highway 181 in Daphne.

The community is close to schools, shopping centers, restaurants, golf courses and local attractions. Popular entertainment venues, like OWA amusement park and the beautiful white sand beaches of Gulf Shores and Orange Beach are a short drive from The Reserve.

The exterior features brick and Hardie board with an attached double garage. As you enter the Cairn plan, the foyer leads to the fabulous open concept living and kitchen area featuring granite countertops, a deep, stainless, undermount sink, stainless appliances, a large pantry, and an island that overlooks the family room. The primary suite has a roomy bathroom, granite tops with undermount double bowl vanity, separate shower, and a large walk-in closet. The second, third and fourth bedrooms are to the front of the home, with a second full bath. Estimated completion in October 2023. This home is being built to Gold FORTIFIED Home® certification, which may save the buyer on their homeowner's insurance (see Sales Representative for details.) *This home will receive a one-year warranty from D.R. Horton and a ten-year structural warranty through RWC. **This home features our Home is Connected Smart Home Technology, which includes control panel,



doorbell, smart code lock, two smart light switches, and thermostat, all controlled by one app. (See Sales Representative for complete details on these smart home features.) ***
Pictures are of similar home and not necessarily of subject property, including interior and exterior colors, options, and finishes.

Built in 2023

Essential Information

MLS® #	349137
Price	\$365,248
Sold Price	\$365,248
Closed Date	2023-12-20
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,047
Acres	0.34
Year Built	2023
Type	Residential
Sub-Type	Craftsman
Style	Craftsman
Status	Closed

Community Information

Address	11617 Agora Drive
Area	Central Baldwin County
Subdivision	The Reserve at Daphne
City	Daphne
County	Baldwin
State	AL
Zip Code	36526

Amenities

Amenities	BBQ Area, Pool - Outdoor, Lazy River
Utilities	Underground Utilities

Parking	Attached, Automatic Garage Door
View	None/Not Applicable
Waterfront	No Waterfront
Has Pool	Yes
Pool	Community, Association

Interior

Interior	Vinyl
Interior Features	Split Bedroom Plan
Appliances	Dishwasher, Disposal, Microwave, Electric Range
Cooling	Heat Pump
# of Stories	1
Stories	One

Exterior

Exterior	Brick, Hardboard
Lot Description	Less than 1 acre
Windows	Double Pane Windows, ENERGY STAR Qualified Windows
Roof	Dimensional
Construction	To be Built
Foundation	Slab

School Information

Elementary	Belforest Elementary School
Middle	Daphne Middle
High	Daphne High

Additional Information

HOA Fees	1000
HOA Fees Freq.	Annually

Listing Details

Listing Office	Dhi Realty Of Alabama, Llc
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