

\$750,000 - 23487 Balsam Creek Drive, Elberta

MLS® #353819

\$750,000

4 Bedroom, 3.00 Bathroom, 3,041 sqft
Residential on 1 Acres

Sandy Creek Farms, Elberta, AL

This new construction, custom built home is in Sandy Creek Farms â€” a picturesque community in the desirable Elberta, AL. Situated on over 1 acre and directly across the street from the community pond, youâ€™ll be able to truly enjoy the beauty of this neighborhood. This home has everything you could imagine, plus more. From its well thought out floor plan to its custom finishes, you can see that every detail was carefully considered. 10â€™ ceilings, custom lighting throughout, beautiful luxury vinyl plank flooring in main living areas and bedrooms, and chic tile in all bathrooms. The kitchen opens to the expansive living area and showcases quartz countertops, stainless appliances to include a 36" gas range with a custom wood vent hood that will all be installed this week, a large island, and a breakfast nook. The formal dining room exudes elegance with its coffered ceilings, modern light fixture, and french doors. The living area has a gas fireplace with brick and shiplap surround, custom built in, and large french doors leading out to the covered back porch. The spacious master suite offers a luxurious master bath complete with double vanities, a free-standing soaking tub, curbless tiled shower, and an oversized walk-in closet. This homeâ€™s split floor plan guarantees privacy for every member of the household. One of the additional bedrooms even features its own ensuite, while the remaining bedrooms share a hall bath. You will also have the convenience of a mud room and a generously



sized laundry room equipped with a sink and plenty of cabinets for storage. Other features include gold fortified roof, sprinkler system, spray foam insulation, tankless gas hot water heater, steel hurricane shutters, and a double car garage with large storage room. Come experience the comfort and elegance of 23847 Balsam Creek Dr.

Built in 2023

Essential Information

MLS® #	353819
Price	\$750,000
Sold Price	\$731,000
Closed Date	2024-02-21
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	3,041
Acres	1.10
Year Built	2023
Type	Residential
Sub-Type	Contemporary
Style	Contemporary
Status	Closed

Community Information

Address	23487 Balsam Creek Drive
Area	Elberta 2
Subdivision	Sandy Creek Farms
City	Elberta
County	Baldwin
State	AL
Zip Code	36532

Amenities

Amenities	None
Utilities	Natural Gas Connected, Water Heater-Tankless, Riviera Utilities

Parking	Attached, Double Garage, Side Entrance, Automatic Garage Door
View	None/Not Applicable
Waterfront	No Waterfront, Other-See Remarks

Interior

Interior	Tile, Vinyl
Interior Features	Other Rooms (See Remarks), Ceiling Fan(s), High Ceilings, Split Bedroom Plan, Storage
Appliances	Dishwasher, Microwave, Gas Range, Gas Water Heater
Heating	Electric, Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas Log
# of Stories	1
Stories	One

Exterior

Exterior	Brick, Concrete Board, Wood Frame
Exterior Features	Irrigation Sprinkler, Termite Contract
Lot Description	1-3 acres
Roof	Composition
Construction	New Construction
Foundation	Slab

School Information

Elementary	Elberta Elementary
Middle	Elberta Middle
High	Elberta High School

Additional Information

HOA Fees	150
HOA Fees Freq.	Quarterly

Listing Details

Listing Office	Re/max Of Orange Beach
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