

\$534,900 - 12258 Cambron Trail, Spanish Fort

MLS® #356638

\$534,900

5 Bedroom, 4.00 Bathroom, 2,928 sqft
Residential on 0 Acres

Cambron, Spanish Fort, AL

Enjoy the quiet, elegant Cambron community with a country feel less than 4 miles from Eastern Shore Center, I-10, restaurants, 24 hr. Thomas Hospital Emergency facility and Eastern Shore Urgent Care. This elegant, Gold Fortified, custom home by McVay builders is loaded with special features the builder has learned to add after more than 2 decades of building. For example: Nine-foot ceilings, vaulted ceiling in Living Room and a tray in the master, crown molding almost everywhere, cased windows, Rinnai on demand water heater, 2 HVAC systems, hurricane shutters, tons of recessed-can lights in living room, kitchen and master, lots of cabinets and countspace in kitchen, oversized garage, gigantic laundry room, granite everywhere, huge, covered back porch with 6-inch, tongue & groove, pine ceilings, fans and can lights on both porches and numerous outlets for comfortable outside living, complete irrigation system, 4-corner exterior flood lights for safety, tile surround on all tubs and showers, gas fireplace in Living Room with built-ins and cabinets on both sides, Luxury Vinyl Plank, carpet and Ceramic tile floors, high-end plumbing and lighting fixtures, soft touch latches on cabinet doors and drawers, GE stainless steel appliances, Gas range and cooktop with center griddle. The open living space in the main area is very friendly yet the split floor plan allows for privacy. The 5th bedroom above the garage is very large and has a full bath with storage space, generous



closet and a dedicated HVAC system. If you are looking for quality and attention to detail on a large wooded lot you will fall in love with this elegant, understated home. McVay builders has a score of 98 from Build Zoom and ranks in the top 16% of 28,929 Alabama licensed contractors.

Built in 2023

Essential Information

MLS® #	356638
Price	\$534,900
Sold Price	\$525,000
Closed Date	2024-04-26
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,928
Acres	0.43
Year Built	2023
Type	Residential
Sub-Type	Craftsman
Style	Craftsman
Status	Closed

Community Information

Address	12258 Cambron Trail
Area	Spanish Fort
Subdivision	Cambron
City	Spanish Fort
County	Baldwin
State	AL
Zip Code	36527

Amenities

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

	Utilities
Parking	Double Garage, Side Entrance, Automatic Garage Door
View	Other-See Remarks
Waterfront	No Waterfront

Interior

Interior	Carpet, Tile
Interior Features	Ceiling Fan(s), En-Suite, High Ceilings
Appliances	Dishwasher, Disposal, Microwave, Electric Range, Cooktop, Electric Water Heater
Heating	Heat Pump
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas Log, Great Room
Stories	Two

Exterior

Exterior	Brick, Metal Siding, Wood Frame, Fortified-Gold
Exterior Features	Irrigation Sprinkler, Termite Contract
Lot Description	Less than 1 acre, Few Trees, Subdivision
Windows	Storm Shutters
Roof	Dimensional
Construction	New Construction
Foundation	Slab

School Information

Elementary	Stonebridge Elementary
Middle	Spanish Fort Middle
High	Spanish Fort High

Additional Information

HOA Fees	250
HOA Fees Freq.	Annually

Listing Details

Listing Office	Legendary Realty, Llc
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Listing information last updated on May 19th, 2024 at 4:15pm CDT