



Darren Bouley
Listing Agent

List
\$505,000
Price



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1535 HARBOUR PLACE DRIVE KINGFISH BAY



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COZY BEACH COTTAGE

Welcome to this charming coastal cottage in the sought-after community of Kingfish Bay—where relaxed coastal living meets modern convenience. This 2-bedroom, 2-bathroom home blends thoughtful design with elegant finishes, creating a serene retreat just minutes from the sun, sand, and charm of downtown Calabash.

Step inside and be greeted by a bright, open floor plan featuring luxury plank flooring, vaulted ceilings, and an abun-

dance of natural light. The spacious living area seamlessly flows into the dining space and a beautifully appointed kitchen complete with white cabinetry, quartz countertops, subway tile backsplash, and stainless-steel appliances—perfect for both casual meals and entertaining friends.

The primary suite is a private haven, boasting a tray ceiling and a spa-like en suite bath with dual vanities and a tiled walk-in shower. A second bedroom offers a cozy space for guests or a home office.

Enjoy your mornings on the covered patio overlooking a lush, fenced backyard—perfect for sipping coffee or grilling out on summer evenings.

Living in Kingfish Bay means enjoying a resort-style lifestyle. The community offers a riverfront park on the Calabash River, walking trails, clubhouse with fitness center, and an exclusive oceanfront clubhouse on Sunset Beach—just a short drive away.

Silver Coast Properties
Darren Bouley

Call: 910.431.7692
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www.silvercoastnc.com

Home Features



Year Built:
2021

2 Beds | 2 Baths

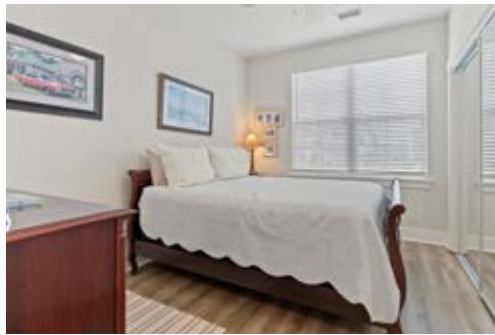
Home Size:
1,375

- CONVENIENT TO AMENITY CENTER
- EASTERN EXPOSURE FOR ABUNDANT MORNING SUNLIGHT
- SPACIOUS REAR PATIO WITH PRIVACY FENCE
- FLOOD INSURANCE NOT REQUIRED
- DURABLE COMPOSITE EXTERIOR SIDING
- 9-FOOT CEILINGS
- DESIRABLE OPEN-CONCEPT LAYOUT
- VAULTED CEILINGS FOR A BRIGHT AND AIRY FEEL IN THE LIVING AREA
- ATTRACTIVE LVP FLOORING TO THROUGHOUT
- QUARTZ COUNTERTOP IN KITCHEN
- STAINLESS STEEL APPLIANCES
- **GAS RANGE**
- REACH-IN PANTRY
- FIRST-FLOOR OWNER'S SUITE
- TRAY CEILINGS IN PRIMARY BEDROOM
- WALK-IN CLOSET IN MASTER BEDROOM
- WALK-IN TILED MASTER SHOWER
- ADDED ADDITIONAL CLOSET TO GUEST ROOM
- 4-PANEL SLIDING GLASS DOORS
- CEILING FANS LOCATED IN ALL BEDROOMS AND LIVING ROOM
- LAUNDRY ROOM
- SHORT WALK TO AMENITY CENTER
- IRRIGATION SYSTEM



Community Amenities

- OUTDOOR POOL
- **OCEANFRONT BEACHCLUB**
- FITNESS ROOM
- POOLSIDE WHIRLPOOL
- COMMUNITY GARDEN
- PARTY ROOM
- MEETINGROOM
- PICNIC AREA
- WALKING TRAILS
- CLUBS AND ACTIVITIES
- RIVER FRONT PARK
- FISHING PIER X2
- KAYAK LAUNCH
- CLUBS & ORGANIZATIONS



Important Contacts & Info

- **Water and Sewer:** Brunswick County, 910-253-2655, www.brunswickcountync.gov
- **Electric:** Brunswick Electric, 910-754-4391
- **Cable/Internet:** Focus Broadband, 910-754-4311
- **2024 Property taxes:** \$1,961.23
- **2024 Annual HOA Fees:** \$3,200.88
- **Management Company:** CAMS, 910.454.8787

FLOOR PLAN



AMENITIES

