

ALL FIELDS DETAIL



MLS #	1422779	# of Bedrooms	4
Class	Residential	# of Full Baths	3
Type	Single Family	# of Half Baths	0
	-Detached	# of Stories	1+Bonus
Area	014	Approx Age	1-5
Subdivision	Carshalton By The Bay	Parking Type	Attached Garage
Listing Price	\$355,000	Garage Total Capacity	2
Address	365 Reflection Drive	Virtual Tour	Virtual Tour
City	Lyman	Non-Branded Virtual Tour	Non-Branded Virtual Tour
State	SC		
Zip	29365		
Status	Active		
Sale/Rent	For Sale		



DIRECTIONS

Directions From Wade Hampton Blvd, head northwest on Gap Creek Rd, turn right onto SC-357, turn left onto Jordan Rd, turn right onto Carshalton Dr, turn left onto Reflection Dr, home will be on the left.

GENERAL

Total SQFT Finished/Heated	2400-2599	Showing	Call Specified Appointment Center
# of Bedrooms Main Level	4	Contact # for Appts	800-746-9464
# Full Baths on Main Lvl	3	Enable Schedule-It (Y/N)	Yes
# of BRs Below Grade	0	Agent	Nichole Desko - Cell: 864-843-5919
# of Rooms Below Grade	0	Agent License ID	88712
# of Fireplaces	1	Listing Office 1	Meares Property Advisors Inc. - Main: 864-947-2000
Approx Year Built	2015	Brokerage License ID	23129
Lake/Location	Lake Lyman	Listing Agent 2	Darron Meares - Cell: 864-444-5361
County	Spartanburg	Listing Office 2	Meares Property Advisors Inc. - Main: 864-947-2000
Tax ID Number	5-05-00-214.00	Days On Market	27
Tax ID	5-05-00-214.00	Cumulative DOM	27
Lot Size/Acreage	1/2 - Acre	Agent Hit Count	144
Approx # of Acres	0.60	Client Hit Count	45
Elementary School	Lyman	Listing Type	Exclusive Right to Sell
Middle School	DR Hill	BA	3%
High School	James F. Byrnes	SA	0%
Associated Document Count	2	TB	3%
LeadBased Paint Disc Req?	No	Variable Rate Com	N
Res. Property Disc. Req?	Yes	Bonus	N
Geocode Quality	Exact Match	Original Price	\$360,000
Picture Count	36	Listing Date	7/16/2020
IDX Include	Y	Input Date	7/17/2020 1:10 AM
VOW Include	Yes	Input Date	7/17/2020 1:10 AM
VOW Address	Yes	Price Date	8/12/2020
VOW Comment	Yes	Status Date	7/17/2020
VOW AVM	Yes	Update Date	8/12/2020
Update Date	8/12/2020 11:06 AM	HotSheet Date	8/12/2020

ROOM DIMENSIONS

Living Room Size	18x16	Dining Rm Size	12x11
Breakfast Room Size	11x10	Kitchen Size	15x10
Bonus/Rec Rm Size	24x14	Master Bedroom Size	15x14
Bedroom #2 Size	12x11	Bedroom #3 Size	12x11
Bedroom #4 Size	11x11	Laundry Size	8x6
Screened Porch Size	19x10	Patio Size	14x14
Living Room (Y/N)	Y	Dining Room (Y/N)	Y
Breakfast Room (Y/N)	Y	Kitchen (Y/N)	Y
Great Room (Y/N)	N	Den (Y/N)	N
Bonus/Rec Room (Y/N)	Y	Master Bedroom (Y/N)	Y
Bedroom #2 (Y/N)	Y	Bedroom #3 (Y/N)	Y
Bedroom #4 (Y/N)	Y	Laundry (Y/N)	Y
Sun Room (Y/N)	N	Screened Porch (Y/N)	Y
Deck (Y/N)	N	Patio (Y/N)	Y

FEATURES

STYLE Craftsman	INTERIOR FEATURES Bookcase Cable Available Ceiling 9ft+ Ceiling Fan Ceiling Smooth Ceiling Trey Countertops Granite Open Floor Plan Smoke Detector Some Window Trtmnts Tub-Jetted Walk In Closet Split Floor Plan Pantry – Closet	SPECIALTY ROOM Laundry Bonus Room/Rec Room	SEWER Septic
EXTERIOR FINISH Concrete Plank		LAUNDRY Sink 1st Floor Walk-in Dryer – Electric Hookup Stackable Accommodating	WATER HEATER Electric
LOT DESCRIPTION Fenced Yard Sloped Gently Some Trees		APPLIANCES Dishwasher Disposal Stand Alone Rng-Electric Microwave-Built In	STORAGE SPACE Garage
FOUNDATION Crawl Space		FIREPLACE Gas Logs Screen Masonry	DOCS ON FILE Seller Disclosure
BASEMENT None	MRBED FEATURES Double Sink Full Bath Master on Main Lvl Shower-Separate Tub-Separate Tub-Jetted Walk-in Closet	HEATING SYSTEM Electric Forced Air	DOCUMENTS WITH OFFER Copy Earnest Money Check Pre-approve/Proof of Fund Signed SDS
EXTERIOR FEATURES Patio Porch-Front Porch-Screened Tilt Out Windows Vinyl/Aluminum Trim Sprklr In Grnd-Full Yard		COOLING SYSTEM Central Forced Electric	ON INTERNET Yes
ROOF Architectural		FLOORS Carpet Ceramic Tile Hardwood	GARBAGE PICKUP Public
PARKING/GARAGE Door Opener Side/Rear Entry Attached Garage 2 Cars		WATER Public	CONDO REGIME INCLUDES None
DRIVEWAY Extra Pad Paved			HOA / COMMUNITY AMENITIES Common Areas Lights Playground Some Sidewalks

FINANCIAL

Total Taxes	\$1,705.22	Tax Year	2018
Tax Rate(4%/6%)	4%	In City	N
HOA (Y/N)	Y	HOA/Regime Fee\$	\$471
HOA/Regime Fee Mandatory	Yes	HOA Term	Annual
HOA Contact Name/#	Board@CarshaltonByTheBay.org	Short Sale (Y/N)	N
Foreclosure (Y/N)	N	Auction (Y/N)	N
Electric Co.	Duke Power	Gas Co.	Greer CPW
Water Co.	SJWD		

MEMBER REMARKS

Member Remarks Greenville Supra. Send offer packets to Nichole@MPA-SC.com. Thank you for showing!

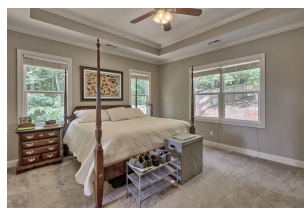
REMARKS

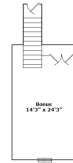
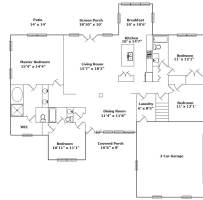
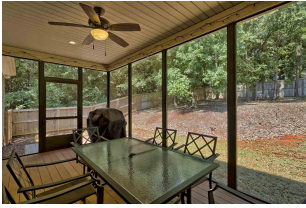
Remarks 365 Reflection Drive is a stunning craftsman style home in the Carshalton by the Bay subdivision in Lyman. Nestled along Lake Lyman, this four -bedroom, three full-bathroom home is over 2,500 square feet situated on a 0.60 acre lot. Attention to detail can be seen in the tray ceilings, abundant moldings, and recessed lighting found throughout the home. Oversized windows allow natural light to flood the open floor plan, and the kitchen gleams with bright granite countertops and stainless steel appliances. This home has all major living spaces located on the first floor with the second floor a large bonus room that offers flexible space to fit your needs — recreational room, home office, playroom, or even a fifth bedroom. An attached two-car, side entry garage offers access to the home through a convenient laundry/mud room complete with sink. In addition, there is a rocking chair front porch, 19'x10' screened back porch, 14'x14' patio, and fenced-in backyard that create a myriad of relaxation and entertaining options. Community amenities include water access to Lake Lyman in the common area with pavilion and playground. The dock in place offers a place to put in your paddle craft, pull your boat up to as you cruise the lake, or simply sit back and relax!

SYNDICATION REMARKS

Syndication Remarks Listing presented by Meares Property Advisors. Call 864-843-5919 or email Nichole@MPA-SC.com for more information. 365 Reflection Drive is a stunning craftsman style home in the Carshalton by the Bay subdivision in Lyman. Nestled along Lake Lyman, this four-bedroom, three full-bathroom home is over 2,500 square feet situated on a 0.60 acre lot. Attention to detail can be seen in the tray ceilings, abundant moldings, and recessed lighting found throughout the home. Oversized windows allow natural light to flood the open floor plan, and the kitchen gleams with bright granite countertops and stainless steel appliances. This home has all major living spaces located on the first floor with the second floor a large bonus room that offers flexible space to fit your needs — recreational room, home office, playroom, or even a fifth bedroom. An attached two-car, side entry garage offers access to the home through a convenient laundry/mud room complete with sink. In addition, there is a rocking chair front porch, 19'x10' screened back porch, 14'x14' patio, and fenced-in backyard that create a myriad of relaxation and entertaining options. Community amenities include water access to Lake Lyman in the common area with pavilion and playground. The dock in place offers a place to put in your paddle craft, pull your boat up to as you cruise the lake, or simply sit back and relax!

ADDITIONAL PICTURES





DISCLAIMER

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