



17 H Street, Charleston, 29403, SC

https://greathomesofcharleston.com/properties/17-h-street/charleston/sc/29403/MLS_ID_25001643



Price - \$665,000

Bedrooms	Baths	SqFt	Lot Size	Year Built	DOM
1	1	752	0.0500	1893	74 Days

Features

Cooling

- Central Air

Heating

- Electric

Floors

- Wood

Roof

- Metal

Interior Features

- Beamed Ceilings
- Ceiling - Smooth
- High Ceilings

Utilities

- Kitchen Island
- Ceiling Fan(s)
- Great
- Living/Dining Combo
- Charleston Water Service
- Dominion Energy

Window Features

- Window Treatments

Style

- Charleston Single
- Cottage
- Traditional

Other

- Central
- Ceiling Fan(s)
- Outside Access

Lot Features

- Level

Description

17 H Street is a single family, one bedroom, one bathroom freedman style renovated cottage with a mix of historic details and upscale charm. Enjoy off-street parking and a fenced back yard located just off popular upper King Street area near venues such as Leon's Restaurant, Maison, Little Jacks Tavern and other popular venues. This cottage was originally erected in 1893 by the Reverend DJ Jenkins as part of the Orphan Aid Society, to serve as a one-room schoolhouse. Following such time several additions were made to expand the overall footprint and in 2016 the cottage was completely renovated down to the studs - all new electric, plumbing, HVAC, windows, cedar siding, copper flashing, and gas tankless water heater while integrating in original elements, such as the exposed ceiling beams and metal roofs. Enter via a traditional street-facing door on to the side piazza which runs the length of the house. The front and porch lights are brass from Carolina Lanterns and the interior lighting is all Charleston Lighting Company. The entry stairs and driveway include a mix of historical brick original to the house. The renovation took care to maintain window and door locations original to the construction layout to preserve historical integrity. The first door opens to the great room with large living, open kitchen and space for dining table. The juxtaposition of modern features mixed with historic charm creates an inviting, comfortable ambience. The kitchen has VIKING appliances including a 5-burner gas range. LeGrande Adorn under-cabinet lighting under the kitchen cabinets and receptacles are present throughout the house, adding a high-end feel and a nod to the quality of the components used in the renovation. Hidden away are a side-by-side, full-sized washer and dryer. And the large kitchen island has seating space for bar stools along with Cambria quartz counter space and large stainless undermounted farm-style sink. The upper cabinetry is all extended height for added storage and custom tiled backsplashes below cabinets. Heading down the hall, is the bathroom with European-style hidden tank toilet, vanity with quartz counter, linen storage cabinet and an extra-deep, extra-long bathtub with tiled surround, triple shower niche, and extended-height glass frameless shower door. The bathroom flooring is granite. The bedroom is located at the back of the home with windows facing out to the backyard and a private door to the side piazza. The bedroom has dual two-door closets running the length of the side wall, with custom built-ins including a mix of hanging and shelf space. There is both a ceiling fan as well as wall-mounted lighting flanking both sides of the bed wall for added convenience. Stepping outside, the back yard is fully fenced, with mature landscape and a historic brick, paved patio for entertaining and privacy. This home is located in an X-Flood zone which makes flood insurance optional. There are no HOA fees and no covenants or restrictions for this downtown neighborhood. Zoning will not allow STR unless owner-occupied, but would be eligible for rentals as short as 30 days. If this is important, please verify with City of Charleston zoning.

SEE THIS PROPERTY



James Schiller

Realtor, Brand Name Real Estate

Phone: 18434788061

Email: jameseschiller@gmail.com

Check On Site



https://greathomesofcharleston.com/properties/17-h-street/charleston/sc/29403/MLS_ID_25001643

Location



17 H Street, Charleston, 29403, SC