



3009 Palm Boulevard, Isle of Palms, 29451, SC

https://greathomesofcharleston.com/properties/3009-palm-boulevard/isle-of-palms/sc/29451/MLS_ID_24014130



Price - \$2,950,000

Bedrooms	Baths	Half Baths	SqFt	Lot Size	Year Built	DOM
4	3	1	2526	0.2600	1993	117 Days

Features

Exterior

- Balcony

Cooling

- Central Air

Floors

- Wood

Laundry Features

- Laundry Room

Pool Features

- In Ground

Community Features

- Boat Ramp
- Dog Park

Interior Features

- Golf Course
- Marina
- Park
- Pool
- Tennis Court(s)
- Trash
- Ceiling - Cathedral/Vaulted
- Kitchen Island
- Walk-In Closet(s)
- Ceiling Fan(s)
- Eat-in Kitchen
- Family
- Living/Dining Combo

Lot Features

- 0 - .5 Acre

Other

Style

- Contemporary
- Beach Access
- Dual Masters
- Walk-In Closet(s)

Description

3009 Palm Boulevard is a remarkable 2nd row property that serves as an ideal permanent residence, second home, or real estate rental investment. One of only a few nearly circular homes on the island, the reverse floor plan gives a sense of being in a treehouse among great oaks and palms with views of the ocean. The well-designed interior layout of the house allows natural light to flood through, offering breathtaking views from the dining room, kitchen, screen porch, and decks. The property boasts three expansive deck areas, a spacious screen porch, and a rooftop deck with built-in seating to enjoy ocean views. This house provides the perfect setting for relishing the sunrise, sunset, sunbathing, and outdoor relaxation. Inside, the home features a vaulted ceiling in the living/dining area, wood flooring, large windows, quartz counters in the kitchen and baths, an island breakfast bar, stainless appliances, and ample cabinet and pantry storage. With two primary suites, a guest bedroom, and a double bunk bedroom with a full-size bed, the home is designed to cater to both adults and children. Surrounded by lush tropical landscaping, the outdoor area is a haven, complete with an in-ground, heated private pool, a 5 hole putting green, and a cabana to escape the heat, enjoy a meal freshly prepared on the grill, and enjoy the pool and putting green. The property exudes a warm and inviting ambiance, especially in the evening, thanks to the tropical landscaping and night lighting. Currently operating on a short-term rental program with an average income of \$130K, this property also allows the owner to enjoy the house for several months of the year while still providing the option for further rental income. Additionally, the property's prime location is an easy walk to the beach. It is just a few blocks away from the IOP Marina on the Intracoastal Waterway, offering boat rentals, fishing charters, and wildlife excursions. Isle of Palms is also home to a variety of local restaurants and is conveniently situated only 20 minutes from Historic Charleston, with its old-world charm, gourmet dining, historic plantations, and trendy boutiques. Moreover, the property offers easy access to the Charleston airport. The kitchen was remodeled in 2022 with new cabinetry. The kitchen boasts 2 sinks, a fridge, range, microwave, dishwasher (new Nov. 2023), and an ice machine. There is a large storage room in the garage with an outdoor shower.

SEE THIS PROPERTY



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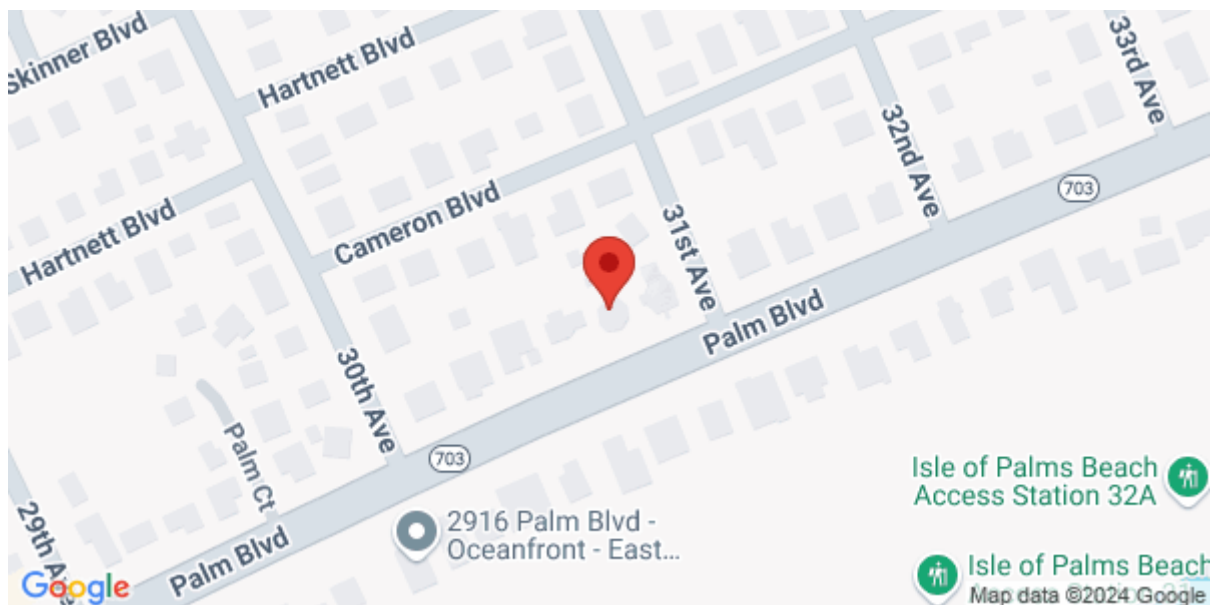
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Check On Site



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Location



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