



WATERFRONT **Ocean View**  
 MLS # **102187**  
 Status **ACTIVE**  
 Type **SINGLE FAMILY**  
 City **Fripp Island**  
 Asking Price **\$1,200,000**  
 Sold Price  
 Closing Date  
 Contract Date  
 Days On Market **1035**  
 Address **424 Ocean Point Lane**  
 Key Code # **0**  
 Legal **24-A-29**



**GENERAL** [Virtual Tour](#)

Room Count	<b>6</b>	DOCK	<b>Community Dock</b>	Covenant	<b>Yes</b>
# BEDROOMS	<b>3</b>	Waterfront		Appx. Sq Ft	<b>2300</b>
FULL BATHS	<b>3</b>	Zoning	<b>PUD</b>	Year Built	<b>1992</b>
HALF BATHS	<b>1</b>	Aicuz	<b>N</b>	Window Treatment	<b>Yes</b>
FAMILY ROOM	<b>Yes</b>	D-M-P-R	<b>R400</b>	List Ofc 1 - Ofc Nm Ph	<b>ISLAND REALTY OF THE LOWCOUNTRY -</b>
FORMAL DINING	<b>Yes</b>	Acres #	<b>0.00</b>		<b>Main (843) 838-3004</b>
FIREPLACE	<b>Yes</b>	Lot Dim<Ac	<b>86.5 X 73.6 X 45.97 X 84.</b>	Agent - Agent Name and Phone	<b>TODD MCDANIEL - (843) 263-1906</b>
GARAGE/CARPORT	<b>2 Bay Attached</b>				
GOLF COMMUNITY	<b>Yes</b>				
WATERFRONT	<b>Ocean View</b>				

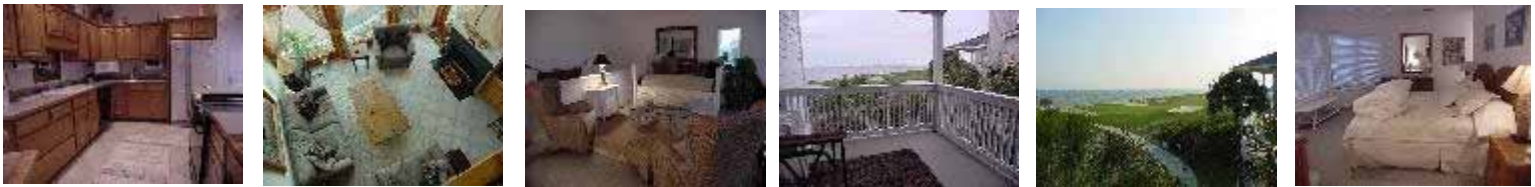
Directions: Gate to Tarpon to Remora to Ocean Point Dr. Left onto Ocean Point Lane to end in cul-de-sac.

**FEATURES**

WILL SELL STYLE	<b>Conventional Two Story</b>	DINING OTHER ROOMS	<b>Liv/Din/Combo. Balcony Loft</b>	APPLIANCES /EQUIPMENT	<b>Elec/Oven/Range, Microwave, Dishwasher, Refrigerator, Dryer, Washer</b>
APPROX. AGE	<b>11-25 Yrs.</b>	WASHER CONNECTION	<b>Yes</b>	WATER & SEWER FLOOD INSURANCE	<b>Public Water Required</b>
FOUNDATION	<b>Crawl, Elevated</b>	DRYER CONNECTION	<b>Yes</b>	POSSESSION	<b>At Closing</b>
BASEMENT	<b>No</b>	FLOORS	<b>Some Carpet, Wood Floor, Ceramic</b>	SHOWING	<b>Alarm, Non-MLS</b>
CONSTRUCTION	<b>Brick/Frame</b>	WALLS	<b>Sheetrock</b>	INSTRUCTIONS	<b>Lockbox</b>
ROOFING	<b>Composition A/S</b>	FIREPLACE	<b>Wood, Family Room</b>	HOME AS / RE FEES	<b>Some Amenities</b>
EXTERIOR EXTRAS	<b>Deck, In Ground Sprinkler, Porch</b>	HEATING	<b>Heat Pump</b>		

**REMARKS**

PRICE INCLUDES \$20,000 CREDIT AT CLOSING FOR THE FRIPP CLUB INITIATION FEE FOR BUYERS. An architectural gem designed to capture Fripp Island's most desirable views. Floor to ceiling windows showcase the pristine Atlantic ocean and the championship Ocean Point golf course. Steps to resort amenities.



**TODD MCDANIEL**  
**ISLAND REALTY OF THE LOWCOUNTRY**  
 Main (843) 838-3004  
 (843) 263-1906  
 2 HARBOR DRIVE  
 HARBOR ISLAND, SC 29920

