

ONE OF A KIND



Private Island, GATED, DEEP~WATER, ESTATE 5000 sq. ft. Home, Garage, Pool & Dock.

Great Southside Location.

- Private, Gated, yet near the Savannah mall.
- Located at End of Island on peninsula.
- Wildlife.
- Marsh breeze.

1.2 to 1.74 acre Estate

- Large Private yard. (1.22 acre)
- Extra lot to build or sell (84 Rio Road = .52 acre).
- Large enough to subdivide (3 possible lots).
- House sits on what were originally 2 separate lots (4 End Street).
- Large Circle drive.

NOTE: CAN INCREASE LAND SIZE WITH PURCHASE OF PART OF STREET.

Deep Water Dock.

- Cement Pylons.
- Fixed dock.
- Floating dock.
- Boat-lift w/boat garage
- Screened porch.

Pool

- Cement Pool.
- Maintenance free decking and rails.

Unlimited Privacy

- Private Gate
- Fenced Estate
- Tree and fence buffer between neighbor.
- Unobstructed views of River and Marsh.
- Both Deep water and Tidal creek.

5000 square foot Home.

- Rear Deck over looking Pool and River.
- Large windows with views of River.
- High Ceilings.
- Master Bedroom, bathroom and Study.
- Living room, formal dining room, Den & Kitchen all with water views.
- Upstairs bed rooms for Privacy.
- Game Room.
- Large Garages.
- Huge Laundry room.

PRICE.

- \$2.250M: 4 End Street (2007 County Tax Assessment for \$1,552,000.00)
- \$ 350,000.00: 84 Rio, marsh Front and Tidal Creek Lot

Agent:

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