



# 7083 Whistling Alligator Way, Wadmalaw Island, 29487, SC

[https://jamesschiller.com/properties/7083-whistling-alligator-way/wadmalaw-island/sc/29487/MLS\\_ID\\_23012432](https://jamesschiller.com/properties/7083-whistling-alligator-way/wadmalaw-island/sc/29487/MLS_ID_23012432)



**Price - \$850,000**

**Lot Size    DOM**

15.9800    671 Days

## Features

### Lot Features

- 10+ Acres

### Other

- Marshfront

## Description

\*\*\*Ask about the possibility of receiving 1% reduction in interest rate and free refi.\*\*\* Located on the marsh, this expansive 15+ acre parcel offers breathtaking views of the scenic Bohicket Creek and is primed and ready to be subdivided, providing endless possibilities for development. Situated in close proximity to the esteemed Rockville Yacht Club, this parcel offers convenient access to a vibrant boating community. Picture yourself embarking on exciting maritime adventures, exploring the waterways, and enjoying the camaraderie of fellow boating enthusiasts. The renowned Charleston Tea Plantation and the public boat launch are also just a short distance away, adding a touch of Southern charm and recreation to your doorstep. To ensure a smooth building process, a perc test has already been completed on the property. This essential assessment confirms the suitability of the soil for septic systems, providing peace of mind for future development plans. Additionally, utilities are readily available, allowing for a seamless connection to power, water, and other essential amenities. Imagine the potential that lies within this vast parcel. Create your own exclusive enclave, develop a picturesque residential community, or design a private estate that encompasses the natural beauty of Wadmalaw Island. With ample space and stunning marsh views, this property offers a canvas for your vision to come to life.

## SEE THIS PROPERTY



### **James Schiller**

Realtor, Brand Name Real Estate

Phone: 18434788061

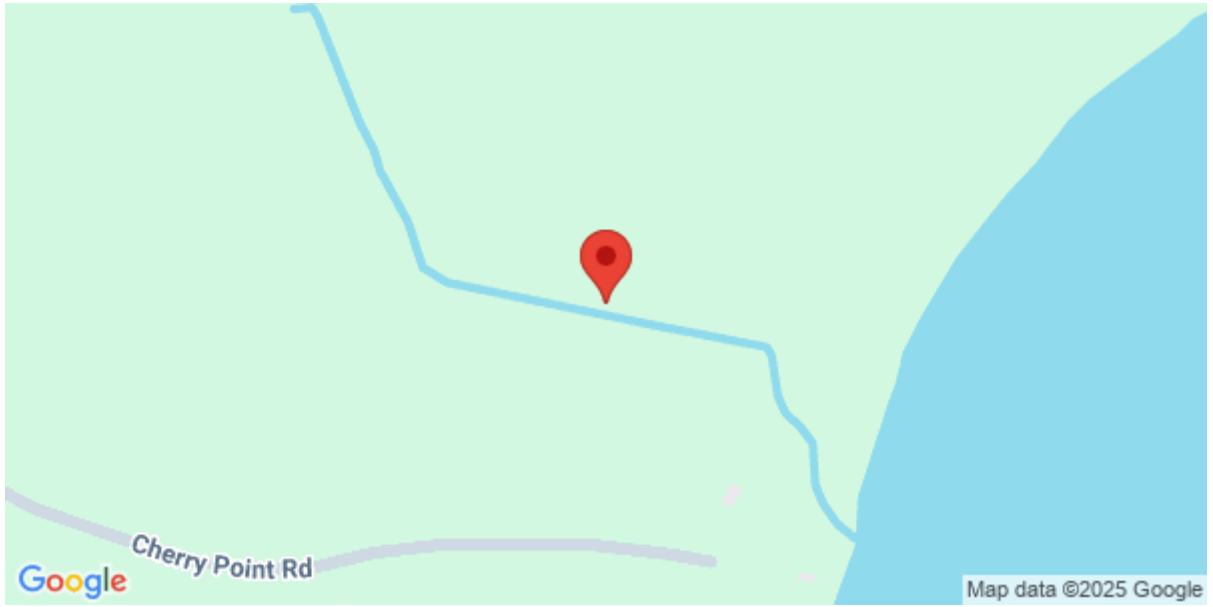
Email: jameseschiller@gmail.com

### **Check On Site**



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### **Location**



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