



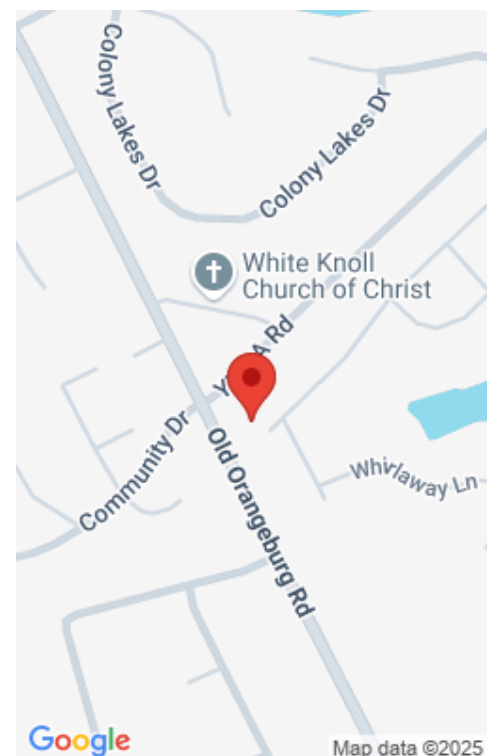
1156 CITATION ST

<https://vizorealty.com>

Welcome to this beautifully maintained, nearly-brand new home nestled in the Ashton Lakes community in Lexington, SC. Built just two years ago, this Magnolia Plan by McGuinn, offers one-level living. Sellers have added thoughtful upgrades, making it the perfect space for comfortable, modern living. Step inside to find charming touches throughout-including custom beadboard accents, built-in shelving, and upgraded Hunter ceiling fans in every room. The open concept kitchen features granite counters, a spacious island with bar seating, upgraded pendant lighting, and sleek nickel hardware on cabinetry. Owner's suite is a peaceful retreat with a large walk-in closet and an en-suite bath featuring double vanity and comfort-height toilet for added convenience. Two additional bedrooms and a full bath provide ample space for guests, kids, or a home office. Exterior features include large end lot (one of the biggest in the community), front and back yard irrigation, Ring security flood lights, and a covered back porch. Transferable termite bond for added peace of mind. Why wait for new construction? This one is ready for you now! Schedule your showing today. Disclaimer: CMLS has not reviewed and, therefore, does not endorse vendors who may appear in listings.

\$284,000

- 3 beds
- 2 baths
- Single Family
- RESIDENTIAL
- ACTIVE



Basics

Date added: Added 14 hours ago	Listing Date: 2025-06-30
Price per sqft: \$167.06	Category: RESIDENTIAL
Type: Single Family	Status: ACTIVE
Bedrooms: 3 beds	Bathrooms: 2 baths
Floors: 1 floor	Year built: 2023
TMS: 005413-01-090	MLS ID: 611982
Pool on Property: No	Full Baths: 2
Financing Options: Cash,Conventional,FHA,VA	Cooling: Central

Building Details

Heating features: Central	Garage: Garage Attached, Front Entry
Garage spaces: 2	Foundation: Slab
Water Source: Public	Sewer: Public
Style: Ranch	Basement: No Basement
Exterior material: Vinyl	New/Resale: Resale

Amenities & Features

Features: Back Porch - Covered, Gutters - Partial, Sprinkler

HOA Info

HOA: Y	HOA Fee: \$485
HOA Fee Per: Yearly	HOA Fee Includes: Common Area Maintenance, Playground, Pool

Nearby Schools



School District: Lexington One
Middle School: Carolina Springs

Elementary School: Red Bank
High School: White Knoll

Listing Courtesy Of

Listing Office: JPAR Magnolia Group **Listing Agent:** Aimee, Pollock

