



**\$450,000**

## **311 RISING STREAM WAY**

<https://vizorealty.com>

Welcome to the Roland II! Upon entry, you will find an open flex room that leads into the dining room with coffered ceilings. As you continue through the dining room, you enter into the spacious great room that boasts a gas fireplace. The eat-in separates the great room from the gourmet kitchen, complete with a large center island, an in-wall oven and microwave, and a hood vent over the gas cooktop. The kitchen is finished beautifully with upgraded cabinets and quartz countertops. This home features a sought-after sunroom off the great room, complete with ample windows to welcome natural light. The second floor holds all five bedrooms and three full bathrooms. The large primary suite features a boxed ceiling, a sitting room, and two walk-in closets. The primary bathroom is sure to impress, with dual sinks, a free-standing soaker tub, and a tiled shower. The remaining bedrooms all have large closet spaces. The upstairs is completed by the laundry room. Visit us to see why the Roland II is all the rave! Up to \$10,000 in closing cost when using Silverton mortgage and partner closing attorney for a limited time. Disclaimer: CMLS has not reviewed and, therefore, does not endorse vendors who may appear in listings.

- 5 beds
- 4 baths
- Single Family
- RESIDENTIAL
- ACTIVE
- 3124 sq ft



## Basics

**Date added:** Added 4 days ago  
**Category:** RESIDENTIAL  
**Status:** ACTIVE  
**Bathrooms:** 4 baths  
**Floors:** 2 floors  
**Lot size, acres:** 0.19 acres  
**MLS ID:** 603208  
**Full Baths:** 3

**Listing Date:** 2025-03-04  
**Type:** Single Family  
**Bedrooms:** 5 beds  
**Half baths:** 1 half bath  
**Area, sq ft:** 3124 sq ft  
**Year built:** 2025  
**TMS:** 001700-01-012

## Building Details

**Price Per SQFT:** 144.05  
**New/Resale:** New  
**Heating:** Gas 1st Lvl,Heat Pump 2nd Lvl  
**Water:** Public  
**Garage Spaces:** 2  
**Exterior material:** Fiber Cement-Hardy Plank

**Style:** Traditional  
**Foundation:** Slab  
**Cooling:** Central,Heat Pump 2nd Lvl  
**Sewer:** Public  
**Basement:** No Basement

## Amenities & Features

**Garage:** Garage Attached, Front Entry  
**Features:** Front Porch - Covered, Gutters - Full, Sprinkler

**Fireplace:** Gas Log-Natural

## HOA Info

**HOA:** Y      **HOA Fee Per:** Yearly  
**Hoa Fee:** \$957.06    **HOA Includes:** Common Area Maintenance,Pool,Street Light Maintenance



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## School Info

**School District:** Lexington/Richland Five    **Elementary School:** Chapin Elementary School  
**Secondary School:** Chapin    **High School:** Chapin

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## Listing Courtesy Of

**Listing Office:** Mungo Homes Properties LLC    **Listing Agent:** Rachel, Long

