

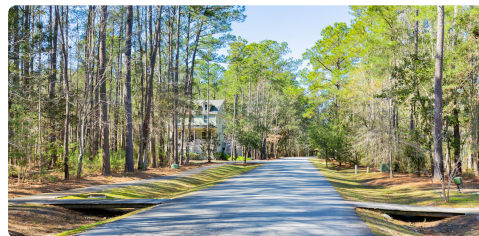


1556 John Fenwick Lane, Johns Island, SC 29455

4 BED | 4.5 BATH
3430 SQ. FT. | MOVE-IN READY

\$1,885,000

**Now offering
Buydown programs!**



Welcome to 1556 John Fenwick Lane in the Preserve at Pennys Creek, a stunning Brightwater residence nestled in the picturesque landscape of Johns Island, SC. This exquisite 3,430 square foot marsh front home offers 4 bedrooms and 4.5 bathrooms, providing a perfect blend of modern luxury and coastal charm. Step through the front door and into the spacious interior, where natural light floods the open floor plan, creating a warm and inviting atmosphere. The main level features a gourmet kitchen, complete with high-end Thermador appliances and stylish finishes, perfect for the culinary enthusiast or entertainer. Dining and Family rooms overlook the breathtaking marsh with the family room extending outdoors to the screened in deck. The luxurious primary suite is located downstairs, complete with a spa-like ensuite bathroom and ample closet space. Upstairs, you will find three additional bedrooms that offer plenty of room for family and guests, each boasting its own ensuite bathroom for added comfort and convenience. This home is move-in ready!.

Loan Amount	\$942,500
Rate*	6.750%
Term (years)	30
APR	6.79%
Payment	\$6,113.04

Years	Effective Rate	Monthly Payment	Monthly Subsidy	# of Payments	Yearly Subsidy
1	3.75%	\$4,364.86	\$1,748.18	12	\$20,978.16
2	4.75%	\$4,916.53	\$1,196.51	12	\$14,358.12
3	5.75%	\$5,500.17	\$612.87	12	\$7,354.44
4-30	6.75%	\$6,113.04		324	
Total Seller Contribution	\$42,690.72				

Applicant subject to credit and underwriting approval. Not all applicants will be approved for financing. Receipt of application does not represent an approval for financing or interest rate guarantee. Refinancing your mortgage may increase costs over the term of your loan. Restrictions may apply, contact Rate for current rates and for more information. Both temporary and permanent RateReduce options are available from participating builders and sellers on select properties. Buyer paid RateReduce options are also available for qualified borrowers on any approvable property per loan product restrictions. Sample rates are national averages provided for illustrative purposes only and are not advertised rates.

Subject to changes, errors and omissions. See Danner Benfield for more details. For Preserve at Pennys Creek Homesite #8 only. \$42,690 Seller Credit is on Seller accepted offers written on or before 6/30/25 and close on or before 7/25/25. Offers subject to change or withdrawal without notice. All information is believed to be accurate but is not warranted.

Operating as Guaranteed Rate, Inc. in New York.



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