



1312 Hummingbird Drive, West Columbia, 29169, SC

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Price - \$315,000

Bedrooms	Baths	SqFt	Lot Size	Year Built	DOM
3	2	1864	0.3400	1962	9 Days

Features

Cooling

- Central

Foundation

- Crawl Space

Stories

- 4
- 1

Style

- Ranch

Water

- Public

Kitchen

- Eat In

Appliances

- Counter Tops-Formica
- Floors-Laminate
- Backsplash-Other
- Cabinets-Painted
- Dishwasher
- Dryer
- Refrigerator
- Washer
- Water Filter
- Electric Water Heater

Master Bedroom

- Bath-Private
- Separate Shower
- Closet-Private
- Floors-Hardwood

Downstairs

- Ceiling Fan

Interior Features

- Attic Pull-Down Access
- Attic Access

Other

- No Basement

Description

WELCOME HOME to this all-brick ranch featuring 3 bedrooms, 2 bathrooms, a spacious laundry room, and hardwood floors flowing throughout. The roof is brand new (2026), the HVAC system and all windows were replaced in 2017, the en suite bathroom was fully renovated in 2022, and smooth ceilings extend seamlessly across the floor plan. Just inside the front door, the formal living room was opened to the adjoining den, creating a larger, more connected space for entertaining. For the resident chef, the kitchen is equipped with newer stainless steel appliances and a gas cooktop. A sliding glass door off the den leads out to the fully-fenced backyard that offers privacy from the neighboring properties and makes it easy to keep an eye on kids or pets from inside. All three bedrooms have ample closets and are generously sized, perfect for enjoying the refreshing breeze from the attic fan. With three hall closets and two exterior storage sheds, there's plenty of room for camping gear, sports equipment, hobby supplies, and more. Located in desirable Westover Acres, this beautiful home is just minutes from Lexington Medical Center, downtown Columbia, the Saluda River, the Riverwalk, shopping, and dining. Meticulously cared for and lovingly maintained, this move-in-ready home is ready for you. Schedule your showing today! Disclaimer: CMLS has not reviewed and, therefore, does not endorse vendors who may appear in listings.

SEE THIS PROPERTY



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Check On Site



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