

**\$419,000 :: 3 Bedrooms / 3 Bathrooms**



**Subdivision:** The Brick Yard  
**Middle School:** Aynor Middle School  
**High School:** Aynor High School  
**Square Feet:** 1947  
**Home Style:**  
**Year Built:** 2017  
**MLS ID:** 2422002



**Description of property at 311 Farmtrac Dr.:**

Beautiful all-brick home on half an acre with a pond in the backyard in the highly desired Brickyard at Galivants Ferry community. Wide streets, large lots, and ornamental streetlamps create a serene country setting, while a scenic 40-minute drive takes you to the sandy shores of Myrtle Beach. The cleverly designed floor plan includes 3 bedrooms and 3 bathrooms, with 2 en-suites: one downstairs and another upstairs. Ample windows provide stunning views of the pond and trees from the open floorplan living space and the downstairs primary bedroom. Multiple upgrades in this newer home include crown molding, upgraded baseboard and door trim throughout, glazed cabinets, and laminate wood plank floors in the living room and kitchen. The custom-built home features a spacious foyer, large rooms, and plenty of storage space, including his and her walk-in closets. The large homesites in The Brickyard are a true find, offering room to expand by adding a detached garage, workshop, or swimming pool! A well-constructed oversized second screened-in patio was recently added to the home. The kitchen is dreamy, featuring views of the pond, soft-close dovetail glazed cabinetry, stainless steel appliances, and granite countertops. Recessed lighting and 10' ceilings further brighten the open-plan living space! If you've ever wanted a perfect spot to enjoy your leisure time in a calm setting, you just found it! If you are unfamiliar with Galivants Ferry, you'll be delighted by what you discover! Located adjacent to Aynor, a small community celebrated for its friendliness and annual Harvest Hoe-Down Festival, this area is rich in history and charm. Galivants Ferry was once a ferry crossing on the Little Pee Dee River in the 1860s! Positioned close to Routes 501 and 319, a short drive will lead you to the vibrant Historic Downtown of Conway and Coastal Carolina University. New developments and custom homes in Galivants Ferry are becoming a major attraction for those seeking the benefits of small-town living while enjoying great schools and business centers with all the shopping you need nearby. With Aynor's parks, schools, churches, local shops, and eateries in your backyard, and the endless attractions of Myrtle Beach not far away, this property is a gem! Call for a showing appointment today! Several photos are virtually staged for furniture options!

**Lot features**

- Washer Hookup • Carpet • Luxury Vinyl • Luxury VinylPlank • Dishwasher • Disposal
- Microwave • Range • Refrigerator • Dryer • Washer • Owner Only • Yes
- Owner Allowed Golf Cart • Owner Allowed Motorcycle • Pet Restrictions • Central • Golf Carts OK
- Long Term Rental Allowed • Split Bedrooms • Window Treatments • Breakfast Bar
- Bedroom On Main Level • Entrance Foyer • Stainless Steel Appliances • Solid Surface Counters
- Cable Available • Electricity Available • Sewer Available • Underground Utilities • Water Available
- Rectangular • Traditional

**This listing was provided courtesy of CENTURY 21 Boling & Associates**

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