



# EVERETT PLESSON'S

R E A L E S T A T E N E W S

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## ISLAND NEWS

Congratulations to the members of the Sullivans Island Park Foundation for putting on a great old fashioned, home town Fourth of July Celebration. The Minimum Wage Band with Islander Jim Darlington set the perfect tone for dancing and seeing friends and neighbors. I understand a generous anonymous donor gave the money for the fireworks. Whoever you are, I sure did appreciate the show.

I spoke with Louisa Moore, president of the Sullivans Island Park Foundation, who by the way deserves an award for service to the Island. In addition to working for the park foundation, Louisa did a wonderful job volunteering and practically running the Children's Garden School. Louisa said the Foundation's next project is to fill the mound and put up a picnic shelter and plant wild flowers on the top. The view is magnificent. The project would also include a road up the left side of the mound. The bamboo will remain. As usual, the problem is the money. It will cost \$120,000 to bring in enough dirt to fill that huge hole. If you feel like donating or getting involved with this project, call Louisa.

According to our Mayor Marshall Stith, we should be getting CPW water to the Island by March of '96. He also said that the state is working on a project to help with the erosion problem at the east end of the Island. By moving some of the rocks that now run perpendicular to the beach, it is thought that the sand that is building up off of the beach will move to the beach. I am glad to see that the state and local government are working on this problem. The highway department is also working on some of the drainage problems.

The town has just completed two new beach walkovers at Station 19 and 26. These provide handicapped access to the beach and help save the dunes.

## Market News

There are currently 33 single family houses for sale on the island with an average price of \$ 441,418. The prices range from \$214,900 to \$840,000. In the past twelve months, there have been 23 sales ranging in price from \$180,000 to \$850,000 with an average price of \$416,643. It is no wonder that we now have as many real estate agents on the Island as sea gulls with more coming everyday. I feel like General William Moultrie holding off the British. However, competition keeps my powder dry and thanks to a great marketing plan and the support of my friends and neighbors, I continue to sell more homes on the Island than anyone else.

## A bit of History

Speaking of General Moultrie, it was he who was sent to complete Fort Sullivan during the winter of 1776. The soldier-engineer, Moultrie finished the Fort in June of that year. Built of palmetto logs, it was large enough to hold a thousand men and the last log was put in place just in time to defeat the British fleet under Admiral Sir Peter Parker. During the battle Sergeant Jasper ran up the first American flag to be flown in the South. It was a blue flag with a white crescent and the word "Liberty" upon it. The defeat of the British fleet ended the largest and most important battle fought in Charleston Harbor during the American Revolution. Immediately after the victory, the name of Fort Sullivan was changed to that of its commander, General Moultrie.

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## Current listings

I have some excellent houses and lots for sale on the Island now. Please have your friends call me if they are interested in moving to the Island.

### **3 Conquest Ave.**

Exquisitely designed to catch the views of the waterway and marsh. This living area has a twenty foot rounded ceiling. The master bedroom is complete with seating area. The home has a dock in place and is truly magnificent. \$835,000.

### **2202 Atlantic**

This is a great beach house. Many may remember it as the Cappleman house. It has five bedrooms and 12 foot ceilings. A perfect beach house on the second row. \$398,000.

### **2614 Bayonne**

This property is simply charming. A second row home with excellent views, a beautifully landscaped yard and a kitchen that would make any chef jealous. The home also includes a tennis court. \$429,500.

### **3202 Marshall Blvd.**

This front beach lot is the old Page property by Breach Inlet. Protected by a sea wall, this is an excellent chance to purchase a front beach lot for under \$300,000. The views are panoramic.

### **1316 Thompson**

This home and yard shows much love and attention. The home has a spacious living area, a sun room, and deck overlooking a very private and landscaped yard. Well priced at \$227,500.

### **0 Station 19**

This half acre lot is at the foot of Station 19 and any home constructed here will have great views of the waterway and marsh. \$275,000.

### **2201 I'on**

The Lea Mond house is a fine example of Island Homes built in the 30's. Lots of charm and character yet in excellent condition and only one block from the beach. Tongue and groove walls and ceilings and a very large screened porch. \$349,000.

### **2201 Pettigrew**

Classic front beach home also built in the 30's. This home has seven bedrooms and four baths. Great rental history. Perfect wet bathing suit house yet all baths and kitchen are new. A must see. \$775,000.

### **0 Osceola Ave.**

One of the best back beach lots on the Island. Unobstructed views of the waterway and the Ben Sawyer. Perfect building site. \$275,000.

## Eliza news

Eliza just finished a summer program for gifted students in the arts. Must take after her mother. Along with another Island child, Kala Morrissey, her class wrote, produced and performed a musical. Both Kala and Eliza did a great job. Now Eliza is off to Girl Scout camp and soon it will be time for her to start fifth grade. They start in the middle of August. Where did the summer go?

## Personal Note

My family and I thank each of you for your help and referrals. I have been selling houses on the Island for seventeen years now and your support over the years has been nothing short of wonderful. I know there are lots of other agents that you could use but I want you to know that we greatly appreciate your kindness.