

# East and Mason - Sound Side Residences

Wilmington, NC | Priced: From the \$1 Million+

*New Custom Homes Available*

## HOMESITE 144

3217 Sunset Bend Court  
Wilmington, NC 28409

4 Bed | 4 Bath | 1 Half Bath

3325 Square Feet

2 Car Garage

MLS: 100450180

Built by: SCHMIDT CUSTOM BUILDERS INC

**\$1,238,000 / AVAILABLE**

Buyer's Agent: 2.5%



## HOME DESCRIPTION

MOVE-IN READY! Where timeless craftsmanship meets relaxed coastal elegance. Welcome to Coastal Creation, a custom-built masterpiece by Schmidt Custom Builders, thoughtfully designed to blend warmth, texture, and organic charm in every detail. From the moment you arrive, beautiful lanterns cast a soft, welcoming glow, guiding you into a home that feels like a true sanctuary. The main level offers expansive open-concept living, centered around a stunning kitchen and spacious primary living area perfect for entertaining and everyday comfort. The primary suite is a luxurious retreat, featuring dual walk-in closets and a spa-inspired oversized walk-in shower. Upstairs, you'll find two spacious guest suites, each with private en-suite bathrooms, providing the perfect blend of comfort and privacy. An additional highlight of this home is the 654 sq ft guest suite above the garage--a fully equipped private retreat with its own entrance, living room, kitchenette, bedroom, and full bath--ideal for extended family, guests, or a home office. Throughout the home, curated finishes like engineered European oak flooring, board and batten accents, and hand-painted tile create a rich, tactile experience. A soothing coastal color palette, with soft powder blues, adds a sense of serenity, while the custom wood-burning fireplace invites you to relax and unwind. Step outside to a tranquil, tree-lined backyard, offering privacy and the perfect backdrop for peaceful evenings or lively gatherings. Coastal Creation is more than just a home--it's a retreat where natural elegance and thoughtful design come together to create a truly special living experience.

## CONTACT COMMUNITY

Sales Associate: Kathleen Postel & Aaron Favolise  
(910) 994-1482 | [Eastandmason@fmbnewhomes.com](mailto:Eastandmason@fmbnewhomes.com)  
[eastandmason.com](http://eastandmason.com)

Prices, promotions, specifications and community information are subject to change without notice. 07/2025

