



*List*  
**\$2,099,900**  
*Price*



Use Your Smart Phone  
Camera to Learn More

# 167 VIA OLD SOUND BOULEVARD

## Ocean Isle West

 8  9  6

This just might be the perfect vacation rental beach house on the West End of Ocean Isle Beach! With over 3,800 square feet of space to sleep 20+ guests (8 bedrooms) this newer (2023) home is ideal as a generationally owned family beach house that accommodates the entire extended family OR as a rental asset that generates significant income annually. There is simply too much to list every stellar aspect of this home

but some of the great attributes are... an elevator that services all floors, a 10X35 private in ground pool, parking for 6 vehicles, fenced back yard with bar areas, multiple decks with water/pool views, oversized family room, 9 bathrooms (7 full and 2 half baths), an oversized kitchen that includes 2 full size refrigerators PLUS it is only a quick 5 minute walk to beautiful Ocean Isle Beach. Other recent upgrades this home offers... -Two

new outside bars -Fresh paint on the piers and pilings -New outdoor furniture -New landscaping -2024 EV Pro golf cart to convey with sale Sold fully furnished this home already has rental reservations booked for 2026 so the new owners will also have a jump start on their rental calendar. Homes of this size and condition with a pool and in this coveted location on Ocean Isle Beach are hard to find!

Silver Coast Properties  
Bill Anderson

Call: 910-880-9475  
livecoastalnc@gmail.com

[www.thejoyfulbrokers.com](http://www.thejoyfulbrokers.com)  
[www.silvercoastnc.com](http://www.silvercoastnc.com)



# Home Features



**Year Built:**  
2023

**Lot Size:**  
.14

**Home Size:**  
3,837  
Heated Living Space

- Over 3,800 sq. ft. of living space, built in 2023
- Sleeps 20+ guests with 8 spacious bedrooms
- 9 bathrooms total — 7 full and 2 half baths
- Ideal as a generational family beach home or high-income rental property
- Elevator servicing all floors for easy access
- 10' x 35' private in-ground pool
- Fenced backyard with multiple bar areas
- Parking for up to 6 vehicles
- Multiple decks with water and pool views
- Oversized family room for gatherings
- Expansive kitchen with 2 full-size refrigerators
- 2024 EV Pro golf cart (conveys with sale)
- Sold fully furnished — turnkey and ready to enjoy
- Only a 5-minute walk to beautiful Ocean Isle Beach
- Multiple weeks rented for 2026 at approximately \$11,000 per week.
- Rental projections of \$130-140K a year in rental income.

## Ocean Isle Beach Features







## Important Contacts

- Municipal water and sewer through Ocean Isle Beach : 910-579-2166, [www.oibgov.com/20688/watersewer](http://www.oibgov.com/20688/watersewer)
- Electric through BEMC: 910-754-4391
- Internet through Focus Broadband: 910-754-4311
- 2025 HOA dues \$360.00/year
- HOA Association: Ocean Isle West, 910-579-5163
- 2024 Property taxes were \$7,535.38



# FLOOR PLAN

