

📍 **13180 DOMINION DRIVE**
FAIRHOPE, AL



\$969,000

PROPERTY FEATURES:

- Single-story traditional brick home
- Built in 2001
- 3,926 Square Foot home Plus
- 3 bedrooms | 3 full bathrooms
- 3.96-acre lot
- Located in established Dominion Farms
- Private in-ground swimming pool
- Substantial detached workshop/outbuilding
- Established trees and garden areas
- Private, park-like setting
- Long driveway/approach





- Extensive crown molding, millwork & built-ins
- Hardwood & tile flooring
- Three fireplaces
- Plantation shutters
- Enclosed wraparound porch/sunroom
- Split-bedroom floor plan
- Generous storage throughout

KITCHEN

- Spacious kitchen with abundant cabinetry & counter space
- Large center island
- Stainless appliances
- Pantry/storage
- Vintage 1920s door accessing hidden screened-in porch
- Open connection to adjoining dining & gathering spaces



PRIMARY SUITE

- Spacious first-floor primary suite
- Fireplace & built-in cabinetry
- Double vanity
- Jetted garden tub & separate shower
- Generous closet/storage space



DETACHED WORKSHOP

- Approximately 72'3" x 24'3"
- Partially air-conditioned
- Substantial workspace & storage
- Ideal for hobbies, projects, equipment or collections
- Additional covered parking/work area

MAJOR UPDATES

- Roof replaced after Hurricane Sally (2020)
- Three HVAC systems — one recently replaced
- Two newer water heaters
- Updated south-side windows
- Newer kitchen appliances



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