

\$2,499,999 - 2836 Harborside Way, Southport

MLS® #100450018

\$2,499,999

4 Bedroom, 4.00 Bathroom, 3,291 sqft

Residential on 0.20 Acres

St James, Southport, NC

2025 Diamond Award Winner for the Brunswick County Parade of Homes! This stunning custom home, meticulously designed and crafted by Schiano Development, offers the perfect blend of luxury and functionality. This residence boasts 3,291 square feet with a three-story reverse floor plan, plunge pool, theatre room, wolf appliances and an elevator for easy access.

This premier homesite is on a street that fronts the Intracoastal Waterway. The first floor features a theater room, providing a dedicated space for cinematic enjoyment, perfect for family movie nights or entertaining guests. There is also a comfortable and private guest bedroom with an en-suite bathroom, ideal for visitors. Additionally, the rear patio offers a serene outdoor oasis for relaxation and enjoyment, featuring a plunge pool, fireplace, and screened-in porch.

The second floor includes a welcoming entry with a versatile office space. The master bedroom serves as a spacious and elegant retreat featuring a beautiful beam ceiling, accompanied by a large master bath with luxurious amenities and a walk-in closet offering ample storage. Additionally, there is a fun and functional bunk area with built-in beds for additional sleeping arrangements. Bedroom number three is well-appointed with a walk-in closet. Completing this floor is an expansive rear deck, perfect for relaxing and entertaining.



The third floor boasts a great room with a fireplace and a diamond-shaped coffered ceiling, creating an impressive space for gathering. Adjacent is a sitting room with a built-in wet bar and wine cooler, perfect for hosting and enjoying refreshments. The dining area provides an inviting space for meals and celebrations.

Built in 2024

Essential Information

MLS® #	100450018
Price	\$2,499,999
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,291
Acres	0.20
Year Built	2024
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	2836 Harborside Way
Subdivision	St James
City	Southport
County	Brunswick
State	NC
Zip Code	28461

Amenities

Amenities	Beach Access, Clubhouse, Comm Garden, Community Pool, Dog Park, Fitness Center, Gated, Golf Course, Indoor Pool, Maintenance Common Areas, Maintenance Roads, Management, Marina, Park, Pickleball, Picnic Area, Playground, Restaurant, RV/Boat Storage, Security, Sidewalks, Street Lights, Tennis Court(s)
Utilities	Sewer Available, Water Available

Parking Spaces	2
Parking	Attached, Concrete, Off Street
View	ICW, Water
Waterfront	Second Row
Has Pool	Yes
Pool	In Ground
HOA Amenities	Beach Access, Clubhouse, Community Center, Fitness Center, Gated, Golf Course, Maintenance Roads, Picnic Area, Playground, Sidewalks, Street Lights, Tennis Courts

Interior

Interior Features	Walk-in Closet(s), Tray Ceiling, Kitchen Island, Elevator, Central Air, Walk-in Shower, Wet Bar, Hardwood Floors
Appliances	Vented Exhaust Fan, Mini Refrigerator, Built-In Microwave, Refrigerator
Heating	Propane, Electric, Heat Pump
Cooling	Central Air, Zoned
Stories	Three Or More

Exterior

Exterior Features	Irrigation System, Gas Grill, Gas Log
Lot Description	Second Row
Roof	Architectural Shingle
Construction	Cedar
Foundation	Crawl Space

School Information

District	Brunswick County Schools
Elementary	Virginia Williamson
Middle	South Brunswick
High	South Brunswick

Additional Information

Date Listed	June 13th, 2024
Days on Market	501
Zoning	R-15

Listing Details



The data relating to real estate on this web site comes in part from the Internet Data Exchange program of HIVE MLS, and is updated as of October 26th, 2025 at 11:05am EDT. All information is deemed reliable but not guaranteed and should be independently verified. All properties are subject to prior sale, change, or withdrawal. Neither listing broker(s) nor Northrop Realty: A Long & Foster Company shall be responsible for any typographical errors, misinformation, or misprints, and shall be held totally harmless from any damages arising from reliance upon these data. © 2016 North Carolina Regional MLS LLC