

\$380,000 - 33280 Sassafras Ct, Ocean View

MLS® #DESU2095732

\$380,000

3 Bedroom, 2.00 Bathroom, 1,792 sqft
Residential on 0.24 Acres

SHADYDELL PARK, Ocean View, DE

Every day can be a beach day when you live in Shady Dell Park! Spacious 1,792 sq. ft. doublewide manufactured home is on a 1/4-acre lot located less than 3 miles from Bethany's boardwalk and beach. And this home is just 8 miles from the Fenwick Island State Park beach. The living room features vaulted ceilings, a wood-burning fireplace, and it adjoins the dining area. Big eat-in kitchen with a breakfast-bar island. The kitchen has luxury quartz countertops and a white appliance package including a gas range, range hood, refrigerator, and a dishwasher. The laundry room has a side-by-side washer & dryer set, as well as table space to fold your clothes or a place for a little home office. The utility closet houses the newer tankless water heater and the water filtration system. Popular split bedroom plan. Main bedroom is en Suite with an updated bath including a newer double-sink vanity and a large step-in shower. The other two bedroom share the second full bath in the hall; that bath was also updated. You are going to love the expansive screened porch. There's also a patio area overlooking the stunning pollinator garden. Privacy fencing in the backyard. The storage shed has electric including a dedicated 30amp RV outlet, too. Circular/U-shaped driveway with extra parking spaces for your RV, boat, and other vehicles. So many upgrades between 2018 - 2025 including a new metal roof on the home and shed. Front porch has been upgraded with composite decking



materials for easy care. Public sewer & a private well (60'). Low HOA dues of just \$75/year and not too many rules. Golf carts are allowed.

Built in 1998

Essential Information

MLS® #	DESU2095732
Price	\$380,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,792
Acres	0.24
Year Built	1998
Type	Residential
Sub-Type	Manufactured
Style	Pre-Fabricated, Double Wide
Status	Active

Community Information

Address	33280 Sassafras Ct
Area	Baltimore Hundred (31001)
Subdivision	SHADYDELL PARK
City	Ocean View
County	SUSSEX-DE
State	DE
Zip Code	19970

Amenities

Amenities	Bathroom - Walk-In Shower, CeilingFan(s), Master Bath(s), Shades/Blinds, Walk-in Closet(s), Water Treat System
Parking	Asphalt Driveway, DW - Circular
View	Garden/Lawn

Interior

Interior Features	Floor Plan-Traditional
Appliances	Dishwasher, Dryer - Electric, Oven/Range-Gas, Range hood,

	Refrigerator, Washer, Water Heater - Tankless
Heating	Forced Air
Cooling	Ceiling Fan(s), Central A/C
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Corner, Wood
# of Stories	1
Stories	1 Story

Exterior

Exterior	Vinyl Siding
Exterior Features	Porch(es), Patio, Porch-screened
Lot Description	Irregular Lot
Windows	Replacement
Roof	Metal
Foundation	Crawl Space, Pillar/Post/Pier
Other Structures	Shed

School Information

District	INDIAN RIVER
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Additional Information

Date Listed	September 8th, 2025
Days on Market	69
Zoning	GR

Listing Details

Listing Office	SEA BOVA ASSOCIATES INC.
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Listing information last updated on November 15th, 2025 at 3:15pm EST