

Status: SOLD
List Price: \$269,900
Ownership: Fee Simple - Sale
BR/FB/HB: 4/2/2
Lot AC/SF: 0.05 / 2,356.00
Lvls/Fpls: 3 / 1
Tot Fin SF: 2166
Year Built: 1979
Total Tax: \$2,489
Tax Yr: 2002
Ground Rent:
Style: Colonial
Type: Townhouse



Close Price: \$282,700

Close Date: 27-Jun-2003

Subsidy: \$0

Legal Sub: Lakepointe

HOA Fee: \$64.00/mo pd Monthly

Contract Date: 18-May-2003

Adv. Sub: Lakepointe

C/C Fee: /mo pd

Tax Map: 0781 12 0170

Model: JAMESTOWN

C/C Proj Name:

Liber:

Folio: 781

Parcel:

Block/Square:

Lot: 170

Map Coord: 21C6

Area: 8-4

Othr Rm 3:

Foyer :

Garage:

Carpport:

Unfinished:

	Total	Main	Upr1	Upr2	Lwr1	Lwr2
BR	4	0	3	0	1	0
FB	2	0	2	0	0	0
HB	2	1	0	0	1	0

Schools:
ES: KINGS PARK
MS: LAKE BRADDOCK
HS: LAKE BRADDOCK

Master Bdrm: 14 x 13 Upper 1

Fifth Bdrm:

Rec Rm:

Master Bdrm 2:

Living Rm: 16 x 11 Main

Den:

First Bdrm:

Dining Rm: 12 x 8 Main

Library:

Second Bdrm: 12 x 10 Upper 1

Kitchen: 19 x 11 Main

Sitting: 8 x 6 Upper 1

Third Bdrm: 9 x 9 Upper 1

Brkfast Rm:

Othr Rm 1:

Fourth Bdrm: Lower 1

Family Rm:

Lower 1

Othr Rm 2:

Exterior: Deck, Fenced - Rear, Hot Tub, Patio

Exposure:

Exterior Const: Brick and Siding

Roofing:

Other Structures: Above Grade,Below Grade,Shed

Lot Desc: Backs to Trees, Cul-de-sac

Basement: Yes, Fully Finished, Walkout Level

Parking: Assigned, Street, Unassigned

Heating System: Heat Pump(s)

Water: Public

Cooling System: Ceiling Fan(s), Central A/C, Heat Pump(s)

Sewer/Septic: Public Sewer

Appliances: Dishwasher, Disposal, Dryer, Exhaust Fan, Icemaker, Oven/Range-Electric, Range hood, Refrigerator, Washer

Amenities: Drapery Rods, Drapes/Curtains, FP Glass Doors, FP Mantels, MBR-BA Full, Shades/Blinds

HOA/C/C Fee Includes: CAM, Management, Master Ins Policy, Other, Pool(s), Rec Facly, Snow Removal, Tennis Courts, Tot Lot(s)/Plygrd, Trash Removal

HOA/C/C Amenities: Common Grounds, Other, Pool-Outdoor, Tennis Courts, Tot Lots/Plygrd, Water / Lake Priv

List Date: 16-May-2003

Update Date: 05-Jul-2003

DOM-MLS: 2

DOM-Prop: 2

Remarks: Stunning side entry brick-front/side end townhome offers exceptional value ~ check the competition - you'll agree! ~ quiet court w/plenty of parking ~ lush, private oasis off walkout lower level FR.....gorgeous deck & brick patio, hot tub, high quality landscaping ~ wonderful, open country kitchen with (movable) center isle/brkfst bar, upgrade cabs & appliances ~ all neutral ~ very, very nice!!

Directions: I-495, WEST BRADDOCK RD, LEFT GUINEA, LEFT AT FIRST LIGHT (STILL GUINEA RD), LEFT LAKEPOINTE DR, LEFT WHITEWATER, RIGHT HIGH WATER TO #9875 AT END OF CUL-DE-SAC...TONS OF NEW OR VERY RECENT UPGRADES - WAY TOO MUCH TO LIST HERE ~ A++ !!

Show Instructions: Call 1st-Owner, Lockbox-Frnt Dr, All Days, 10 AM - 7 PM

Listing Co: BROOKSIDE REALTY GROUP INC., BKSD1

Phone: (703) 803-8335

Fax: (703) 803-8336

Listing Agent: MIKE BRIGGS

Home: (703) 803-0806

Fax:

Office: (703) 282-3972

Pager:

Cell: (703) 282-3972

Owners: ROMAN W. KALUTA, ELIZABETH F. KALUTA

Home: (703) 425-2476

Show Contacts: MR. & MRS. KALUTA

Home: (703) 425-2476

Sub Comp: 3%

Buy Comp: 3%

Add'l:

Dual: N

DesR: Y

VarC: Y