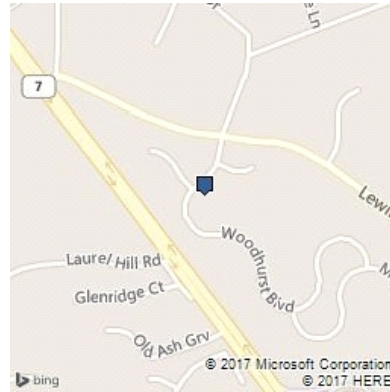


Residential Full - Customer

Metropolitan Regional Information Systems, Inc.

FX9992720 - FAIRFAX
1405 WOODHURST BLVD, MCLEAN, VA 22102

Full Listing
Residential



Status: Rented
Close Date: 21-Aug-2017
Ownership: Fee Simple
Sale or Rental: Rental
Listing Type: Excl. Right
Adv Sub: Smc McLean
Legal Sub: SMC MCLEAN
Condo/Coop Proj Name:

Style: Colonial
Seller Subsidy: \$0
Type: Detached
TH Type:
#Levels: 3
#Fireplaces: 3
Model:

List Price: \$7,000
Close Price: \$6,500
Inc City/Town: MCLEAN
Zip: 22102 - 2234
Election District:
ADC Map Coord: 5404K10

Area: 1-2

Tax ID: 28-2-12- -60
HOA Fee: \$.00/ None
C/C Fee: /

Total Taxes:
Tax Year:
Lot AC/SF: .59/25,830

Level Location:
Age: 24
Year Built: 1994

Elementary: SPRING HILL Middle: COOPER High: LANGLEY
*School information is provided by independent third party sources and should not be relied upon without verification.

INTERIOR

	Total	Main	Upper 1	Upper 2	Lower 1	Lower 2
Bedrooms:	4	0	4		0	
Full Baths:	4	0	3		1	
Half Baths:	1	1	0		0	

Room	Dimensions	Level	Flooring	Fireplace
Library	14 x 13	Main	Wood	
Living Room	18 x 13	Main		Gas
Kitchen	29 x 19	Main	Ceramic Tile	
MBR w/Sit Rm	21 x 13	Upper 1	Carpet	
Bedroom-Third	14 x 13	Upper 1	Carpet	
Bedroom-Fourth	13 x 12	Upper 1	Carpet	
Bedroom-Second	14 x 12	Upper 1	Carpet	
Recreation Rm	29 x 22	Lower 1	Carpet	Gas
Solarium	13 x 12	Main	Ceramic Tile	
2nd Stry Fam Ovrk		Upper 1	Hardwood	
Bedroom-Master	31 x 13	Upper 1	Carpet	
Foyer	16 x 11	Main	Hardwood	
Dining Room	17 x 14	Main	Hardwood	
Lndry-Sep Rm	9 x 7	Main	Ceramic Tile	
Laundry-Kit Lvl	9 x 7	Main	Ceramic Tile	
Other Room 1	15 x 11	Lower 1	Pergo	
Other Room 2	19 x 14	Lower 1	Carpet	
2nd Stry Fam Rm	19 x 16	Main	Hardwood	Wood Burning
Storage Room		Lower 1	Concrete	

FEATURES

Rooms: Living Room, Dining Room, Bedroom-Master, Bedroom-Second, Bedroom-Third, Bedroom-Fourth, Kitchen, Recreation Rm, Other Room 1, Other Room 2, Library, Foyer, 2nd Stry Fam Ovrk, 2nd Stry Fam Rm, Laundry-Kit Lvl, Lndry-Sep Rm, MBR w/Sit Rm, Solarium, Storage Room

Main Entrance: Center Hall, Foyer, Two Story Foyer

Interior Style: Floor Plan-Traditional, Floor Plan-Open

Dining/Kitchen: Butlers Pantry, Fam Rm Off Kit, Gourmet, Kit-Island, Kit-Table Space, Sep Dining Rm, Kit-Breakfast Bar, Breakfast Room, Eat-In Kitchen

Appliances: Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Microwave, Oven - Self Cleaning, Washer

Amenities: Automatic Garage Door Opener, Bathroom(s) - Ceramic Tile, Bathroom(s) - Dual Entry, Closet - Master Bedroom Walk-in, Closet(s) - Walk-in, Countertop(s) - Granite, Crown Molding, Fireplace Gas Insert, Fireplace Glass Doors, Fireplace Screen, Master Bathroom - Separate Tub, Master Bedroom - Full Bathroom, Stair - Curved, Staircase - Double / Dual, Wall to Wall Carpeting, Shades / Blinds, Wet Bar / Bar, Wood Floors

Security:

Windows/Doors: Double Pane Windows, Recessed Lighting, Six Panel Doors

Walls/Ceilings: 9'+ Ceilings, Cathedral Ceilings, Vaulted Ceilings

Basement: Yes

Foundation:

Basement Type: Connecting Stairway, Fully Finished, Heated, Rear Entrance, Walkout Level, Daylight, Full, Windows

Basement Entrance: Connect Stair, Rear Entrance

Handicap: None

Unit Description:

R-Factor Basement:

R-Factor Ceilings:

R-Factor Walls:

House Dimensions: x

SQFT-Tot Fin: 5277

Above Grade Unfinished:

Above Grade Finished: 4252

Below Grade Finished: 1025

Below Grade Unfinished:

Tax Living Area: 4,252

Directions:

From Rt. 123: West on Lewinsville, left on Woodhurst. Or From Tysons: West on Rt. 7, sharp right on Lewinsville (across frm McLean Bible Church), right on Woodhurst. (1.5 miles drive down Lewinsville, R on Springhill to Metro-Silver Line)

REMARKS

Internet/Public:

Stately, NEWLY RENOVATED 5200+ sq ft home w/3car garage priced below comps in luxurious, convenient neighborhood. Embassy size rooms, open flr plan= gracious entertaining, family activities, potential inlaw suite (see Murphy bed in rec rm already). Close to Tysons, 66,267 Quiet, lvl fenced rear yard w/ ALL lawn & yard care included in rent. Spring Hill ES and LANGLEY HS. Open Sat 7/22 3-4pm

EXTERIOR

Building Sites/Lots:

Lot Dimension: x x

Lot Acres/Sqft: .59/25,830

Exterior: Deck - Tiered, Fenced - Rear, Underground Utilities, Patio

Exterior Construction: Brick and Siding, Brick Front

Lot Description: Backs to Trees, Landscaping

Other Buildings: Above Grade, Below Grade

Original Builder: Stanley Martin

New Construction: No

Property Condition: Shows Well

Roads:

Roofing: Shingle - Asphalt

Soil Type:

Topography: Level

Transportation: Subway - 1 Mile

View/Exposure: Garden/Lawn

Year Converted:

Year Renovated:

PARKING

Parking: Garage, Paved Driveway, Garage Door Opener, Drvwy/Off Str, Faces Side, Attached

Garage Type: Attached, Side Loading Garage

Carport Type:

Gar/Carpt/Assgn Sp: 3//

Parking Space #:

UTILITIES

Heat System: Central, Forced Air, Zoned

Heat Fuel: Natural Gas

Cool System: Central Air Conditioning, Zoned

Cool Fuel: Electric

Water: Public

Hot Water: Natural Gas

Sewer Septic: Public Sewer

TV/Cable/Comm: Fiber Optics at Dwelling, CATV/Dwelling

Electric 12 Months/Average:

Water 12 Months/Average:

Gas 12 Months/Average:

Heating Oil 12 Months/Average:

Construction Materials:

Energy Efficiency:

Energy Generation:

Indoor Air Quality:

Water Conservation:

Sustainability:

Green Verification Y/N: No

RENTAL

Date Avail: 07-07-2017

Min Lease: 24 Max Lease: 48 Lease Term: 24

Pets Allowed: Yes

Pet Restrictions: Allowed on a Case by Case Basis

Smoking Allowed: No

Tenant Rights: Vacant

Tenant Responsible: Gutter Cleaning, Utilities - All, Frozen Water Pipe Damage, HVAC Maintenance, Light Bulbs / Filters / Fuses / Alarm Care, Minor Exterior Maintenance, Minor Int Maint

Rent Includes: Grounds Maintenance, Lawn Service

Lease Clauses: Carpet Cleaning, Deflea / Detick Clause, Escalation Clause, Pet Damage, Pets / Owner

Rental Special: Property Management Rental, Unfurnished, Escalation Clause

FINANCIAL INFORMATION

App Accept Date: 21-Aug-2017

Security Deposit: \$7,000

Processing Fee: \$45

Move in Fee: \$

Elevator Use Fee: \$

Repair Deductible: \$75

Pet Deposit: \$600

Pet Fee:

Monthly Pet Rent:

Earnest Money:

Other Fees: /

Total Taxes:

City/Town Tax:

County Tax:

Tax Year:

Refuse Fee:

Tap:

Assessments:

Water/Sewer Hook-up:

Front Foot Fee:

Land:

Special Tax Assess:

Yr Assessed:

Project Approved:

Improvements:

Total Tax Assessment:

Possession:

Investor Ratio:

Total Units:

HOA/CONDO

HOA Fee: \$.00/ None

HOA: Yes

Condo/Coop Fee: /

HOA/Condo/Coop Amenities: Jogging / Walking Path, Tot Lots / Playground

HOA/Condo/Coop Rules:

HOA/Condo/Coop Fee Includes:

HOA/Condo/Coop Management:

LEGAL INFORMATION

Tax Map: 0282 12 0060

Lot #: 60

Block/Square:

Section: 1

Phase:

Parcel Number:

Liber:

Folio: 282

Zoning Code: 111

Master Plan Zoning:

Historic Designation ID:

Contract Info:

Disclosures: Prop Disclosure

Documents:

Special Permits:

Broker Name: Samson Properties

List Date: 30-Jun-2017

Orig List Price: \$7,000

Off Mkt Date:

VRP: No

Prior List Price:

DOM-MLS: 46

Low Price: \$7,000

Status Change Date: 20-Aug-2017

DOM-Prop: 230

SOLD INFORMATION

Contract Date: 16-Aug-2017

Sell/Rent Agency: Tenant Agency

Close Date: 21-Aug-2017

Close Price: \$6,500

Seller Subsidy: \$0

Selling/Rental Office: WEI65

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