



Upcoming OH: Public: Sun Jan 5, 2:00PM-4:00PM

Structure Type: Detached
 Style: Transitional
 Levels/Stories: 3+
 Unit Building Type:
 Lot Acres / SqFt: 0.98a / 42,682sf / Assessor
 Year Built: 2019
 New Construction: Yes
 Builder Model: Custom
 Unit Entry Floor:
 Waterfront: No
 Views:

	Beds	Baths
TOTAL	5	5 Full, 1 Half
Main Level		1 Half
Upper Level 2	4	4 Full
Lower Level 2	1	1 Full

Property Condition: Turn Key
 Ownership Interest: Fee Simple

Location

Tax ID #: 0283 05 0005
 County: Fairfax, VA
 MLS Area:
 In City Limits: No
 Legal Subdivision: Spring Lake
 Subdiv / Neigh: Spring Lake
 Federal Flood Zone: No
 Building Name:
 School District: Fairfax County Public Schools
 High School: Madison
 Middle School: Kilmer
 Elementary School: Wolftrap

Taxes and Assessment

Tax Annual Amt/Year: \$6,473 / 2019
 Tax Assessed Value: \$547,000 / 2019
 Land Assessed Value: \$447,000
 Ground Rent Amount:

Square Feet

Abv Grd Fin SqFt: 4,900 / Estimated
 Below Grd Fin SqFt: 2,600 / Estimated
 Above Grd Unfin SqFt:
 Below Grd Unfin SqFt:

Community Info

HOA / Fee: No
 Condo/Coop / Fee: No
 Senior Comm /Age: No

Waterfront / Water Access

Rooms

Exercise Room: 14 x 14 Lower 1	Flooring - HardWood	Basement: 42 x 20 Lower 2	Basement - Finished, Built-Ins, Fireplace - Gas, Flooring - HardWood, Wet Bar
Bedroom: 15 x 13 Lower 2	Flooring - Carpet, Walk-In Closet(s)	Bathroom: Lower 2	
Living Room: 15 x 14 Main	Crown Molding, Flooring - HardWood	Dining Room: Main	Crown Molding, Flooring - HardWood, Formal Dining Room, Pantry
Breakfast Room: 14 x 12 Main	Flooring - HardWood	Kitchen: 20 x 16 Main	Breakfast Bar, Countertop(s) - Quartz, Flooring - HardWood, Island, Kitchen - Eat-in, Kitchen - Gas Cooking, Pantry
Family Room: 26 x 20 Main	Fireplace - Gas, Flooring - HardWood	Foyer: 14 x 10 Main	
Study: 14 x 14 Upper 1	Cathedral/Vaulted Ceiling, Flooring - HardWood	Bathroom: Upper 2	Crown Molding, Flooring - Carpet, Walk-In Closet(s)

Master Bathroom: 14 x 18 Upper 2	Countertop(s) - Quartz, Double Sink, Flooring - Tile	Bedroom: Upper 2	Crown Molding, Flooring - Carpet, Walk-In Closet(s)
Laundry: 10 x 8 Upper 2	Built-Ins, Flooring - Tile	Master Bedroom: 25 x 20 Upper 2	Balcony Access, Crown Molding, Flooring - Carpet, Walk-In Closet(s)
Bedroom: 19 x 16 Upper 2	Crown Molding, Flooring - Carpet, Walk-In Closet(s)	Bedroom: 15 x 13 Upper 2	
Bedroom: 16 x 13 Upper 2			

Mobile Home

Green Features

Features

Constr Materials: HardiPlank Type, Stone	Accessibility Feat: None	Outdoor Living Struc:	Deck(s)
Roof: Architectural Shingle	Security Features:	Other Structures:	
Cooling/Fuel: Central A/C / Electric	Fireplace Count: 2	Pool:	No Pool
Heating/Fuel: Forced Air / Natural Gas	Laundry Type: Upper Floor Laundry		
Water/Sewer: Public / Perc Approved Septic	Furnished: No	Zoning:	110
Basement: Yes / Full, Fully Finished, Interior Access, Rear Entrance		Garage:	2 Total Garage Spaces
Exterior Features: Exterior Lighting, Underground Lawn Sprinkler		Non-Garage Parking:	
Appliances: Built-In Microwave, Cooktop, Dishwasher, Disposal, Energy Efficient Appliances, ENERGY STAR Dishwasher, ENERGY STAR Refrigerator, Exhaust Fan, Extra Refrigerator/Freezer, Humidifier, Icemaker, Oven-Wall, Oven/Range-Electric, Refrigerator, Six Burner Stove, Stainless Steel Appliances, Washer/Dryer Hookups Only, Water Heater - High-Efficiency			

Remarks

Inclusions:
Exclusions:
Agent:

Brand new custom construction from local quality custom builder EV Custom Homes. Modern, clean lines inside and out with an inviting open floor plan including two unique half levels adding square footage, function and cool design. Gorgeous high-end finishes and special features: modern wide plank hardwood floors, designer lighting, Italian ceramic fireplaces, custom cabinetry with luminous quartz, top-of-the-line Wolf and Sub-zero appliances, contemporary molding and ceiling detail, sun drenched master suite with balcony, huge walk-in closet with built-ins, and sumptuous master bath, four additional spacious bedrooms ~ all en suite, each with its own unique tile work - and built out walk in closets. The upper half level houses a stunning study with 15 foot ceilings and a wall of windows; the lower half level can be a fabulous gym, yoga room, play room~ Downstairs is a spacious, beautifully functional basement with the same wide plank oak flooring, custom bar, ceramic fireplace, bedroom with en suite bath, and stone patio leading up to the expansive back yard for flawless entertaining possibilities. The exterior of this fine home is as attractive as the interior ~ modern and rectilinear - constructed with the highest grade ~panel~ hardiplank (a modern take on the usual hardiplank, uncommon on the East coast) and charcoal-hued legerstone offering a chic, sophisticated contrast. The large Trex and cabled deck overlooks the expansive, flat back yard (this is a full one-acre lot) with plenty of room for a pool, outdoor kitchen, and additional hardscaping. The lot offers a nice variety of mature trees as well as professionally designed landscaping and an in-ground irrigation system. The home sits back from the main road for quiet enjoyment and yet, you are less than 5 minutes from downtown Vienna with its many shopping and dining options and a couple of minutes from the Wolf Trap entrance to the 267 for quick access to the 495 or DC beyond. EV Custom Homes prides itself with its high standards of solid construction and very unique design. Delivery in time for the Thanksgiving holidays~. Agents please call listers to preview this very special home. Floor plans and plat available upon request.

Listing Office

Listing Agent: [Mahbod \(Mike\) Hashemzadeh](#) (13867) (Lic# 0225130123 - VA)
Listing Agent Email: mhashemzadeh@aol.com
Listing Office: [MCM Realty Company](#) (MAR1)
Co-Listing Agent: [Julie Mariotti](#) (3047283)
Co-Listing Agent Email: juliemariotti@hotmail.com

Compensation

(703) 598-7171 Buyer Agency 3% Of Gross
Comp:
Transaction Broker:
Sub Agency Comp:
Remarks:

Showing

Appt Phone: (703) 328-4040
Contact Name: Julie Mariotti
Showing Requirements: 1 Hour, Agent or Owner to be Present, Appointment Only, Call First - Showing Contact, Do Not Show Without Appt, Lister Must Accompany, Lockbox-None, Sign on Property
Lock Box: None

Directions: GPS

Auction Information

Listing Details

Original Price:	\$2,250,000	Previous List Price:		DOM / CDOM:	47 / 47
Listing Agrmnt Type:	Excl Right	Sale Type:	Standard	Listing Terms:	All Negotiation Thru
Listing Agreement Dt:	11/18/2019	Expected On Market:			Lister, Builder
		Home Warranty:	Yes	Owner Name:	Warranty
					1823BEULAH LLC

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