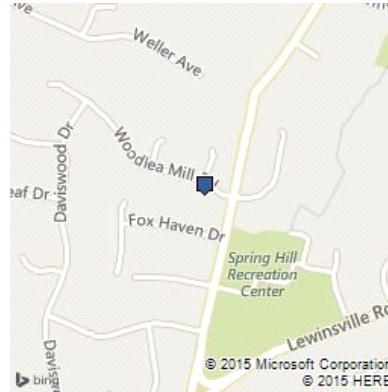


Residential Full - Customer

Metropolitan Regional Information Systems, Inc.

FX9543960 - FAIRFAX
8301 WOODLEA MILL RD, MCLEAN, VA 22102

Full Listing
Residential



Status: Sold
Close Date: 12-Apr-2016
Ownership: Fee Simple
Sale or Rental: Sale
Listing Type: Excl. Right

Adv Sub: Woodlea Mill
Legal Sub: WOODLEA MILL
Condo/Coop Proj Name:

Tax ID: 29-1-15- -1
HOA Fee: \$1,500.00/ Annually
C/C Fee: /

Style: Craftsman
Seller Subsidy: \$0
Type: Detached
TH Type:
#Levels: 3
Auction: No
#Fireplaces: 2
Model: Acb Custom

Total Taxes: \$12,563
Tax Year: 2015
Lot AC/SF: .89/38,838

List Price: \$4,195,000
Close Price: \$4,005,350
Inc City/Town:
Zip: 22102 -
Election District:
Transaction Type: Standard
ADC Map Coord: 7J5

Area:

Level Location:
Age: 2
Year Built: 2015

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:	5	1	3		1	
Full Baths:	5	1	3		1	
Half Baths:	1	0	0		1	

Room	Dimensions	Level	Flooring	Fireplace
Bedroom-Fifth	14 x 18	Lower 1	Carpet	
Bedroom-Fourth	14 x 15	Upper 1	Hardwood	
Bedroom-Master	18 x 16	Main	Hardwood	
Bedroom-Second	15 x 14	Upper 1	Hardwood	
Bedroom-Third	14 x 15	Upper 1	Hardwood	
Foyer		Main	Hardwood	
Library	14 x 16	Main	Hardwood	
Living Room	15 x 16	Main	Hardwood	Wood Burning
Dining Room	17 x 19	Main	Hardwood	

FEATURES

Rooms: Living Room, Dining Room, Bedroom-Master, Bedroom-Second, Bedroom-Third, Bedroom-Fourth, Bedroom-Fifth, Library, Foyer

Main Entrance: Foyer

Interior Style: Floor Plan-Open

Dining/Kitchen: Breakfast Room, Kit-Island

Appliances: Dishwasher, Disposal, Microwave, Oven / Range - Gas, Range Hood, Refrigerator

Amenities:

Security:

Windows/Doors:

Walls/Ceilings:

Basement: Yes

Basement Type: Full

Basement Entrance: None

Handicap: Other

Unit Description:

R-Factor Basement:

House Dimensions: x x

Above Grade Unfinished:

Below Grade Finished:

Directions:

From Mclean: West on Old Dominion, Left on Springhill Rd, Right on Woodlea Mill

Foundation:

R-Factor Ceilings:

SQFT-Tot Fin: 0

Above Grade Finished:

Below Grade Unfinished:

R-Factor Walls:

Tax Living Area: 6,548

REMARKS

Internet/Public:

This new home by Associated Custom Builders features a main level master suite, 3 additional BR's on the upper level and 1 BR in the lower level. 4 garage spaces, 2 are detached w/ living space above, fully finished lower level. Attention to detail, hardwoods throughout, spectacular residence! This is the last lot in Woodlea Mill. Other lots available in other locations - please inquire.

EXTERIOR

Building Sites/Lots:

Exterior:

Exterior Construction: Brick

Lot Dimension: x x

Lot Acres/Sqft: .89/38,838

Lot Description:
Other Buildings: Office/Studio
Original Builder: Associated Custom Builders
Property Condition:
Roads:
Roofing:
Soil Type:
Topography:
Transportation:
View/Exposure:
Year Converted:

New Construction: Yes

Year Renovated:

PARKING

Parking: Garage
Garage Type: Attached, Detached
Carport Type:
Parking Incl in List Price: No

Parking Incl in Sale Price: Yes

Gar/Carpt/Assgn Sp: 4//
Parking Space #:
Parking Block/Square:

UTILITIES

Heat System: Forced Air
Cool System: Zoned
Water: Public
Sewer Septic: Public Sewer
TV/Cable/Comm:
Electric 12 Months/Average:
Gas 12 Months/Average:
Construction Materials:
Energy Generation:
Water Conservation:
Green Verification Y/N:

Water 12 Months/Average:
Heating Oil 12 Months/Average:
Energy Efficiency:
Indoor Air Quality:
Sustainability:

Heat Fuel: Natural Gas
Cool Fuel: Electric
Hot Water: Natural Gas

FINANCIAL INFORMATION

Earnest Money:
Total Taxes: \$12,563
Tax Year: 2015

Other Fees: /
City/Town Tax:
Refuse Fee:
Water/Sewer Hook-up:
Special Tax Assess: \$540
Improvements: \$
Investor Ratio:

County Tax: \$12,023
Tap:
Front Foot Fee:
Yr Assessed: 2015
Total Tax Assessment: \$1,103,000
Total Units:

Assessments:
Land: \$1,103,000

Project Approved:
Possession: Settlement

HOA/CONDO

HOA Fee: \$1,500.00/ Annually
Condo/Coop Fee: /
HOA/Condo/Coop Amenities:
HOA/Condo/Coop Rules:
HOA/Condo/Coop Fee Includes:
HOA/Condo/Coop Management:

HOA: Yes

LEGAL INFORMATION

Tax Map: 0291 15 0001
Section: 1D
Liber:
Zoning Code: 110
Historic Designation ID:
Contract Info: Bld-Hold Earn
Disclosures: Other
Documents:
Special Permits:

Lot #: 1
Phase:
Folio: 291
Master Plan Zoning:

Block/Square:
Parcel Number:

Broker Name: Yeonas & Shafran Real Estate, LLC

List Date: 31-Dec-2015
VRP: No
Low Price: \$4,195,000

Orig List Price: \$4,195,000
Prior List Price:
Status Change Date: 13-Apr-2016

Off Mkt Date:
DOM-MLS: 0
DOM-Prop: 0

SOLD INFORMATION

Contract Date: 31-Dec-2015
Close Date: 12-Apr-2016
Selling/Rental Office: CBRB47

Sell/Rent Agency: Buyer Agency
Close Price: \$4,005,350

Seller Subsidy: \$0

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Accuracy of square footage, lot size, schools and other information is not guaranteed.

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