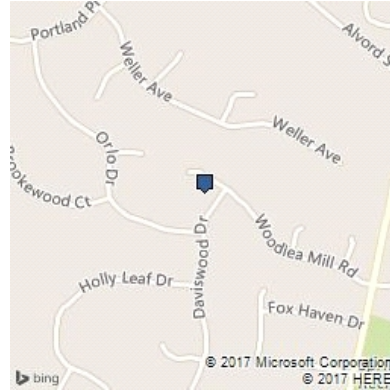


# Residential Full - Customer

## Metropolitan Regional Information Systems, Inc.

FX9868742 - FAIRFAX  
8321 WOODLEA MILL RD, MCLEAN, VA 22102

Full Listing  
Residential



Status: Active  
Ownership: Fee Simple  
Sale or Rental: Sale  
Listing Type: Excl. Agency

Style: Colonial  
Type: Detached  
TH Type:  
#Levels: 3  
Auction: No  
#Fireplaces: 4  
Model:

List Price: \$3,690,000  
Inc City/Town:  
Zip: 22102 - 2323  
Election District:  
Transaction Type: Standard  
ADC Map Coord: 1B28

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

Area:

Tax ID: 20-3-21 - -28  
HOA Fee: \$1,500.00/ Annually  
C/C Fee: /

Total Taxes: \$35,833  
Tax Year: 2016  
Lot AC/SF: .83/36,332

Level Location:  
Age: 20  
Year Built: 1997

Elementary: Middle: High:  
\*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:	7	1	4		2	
Full Baths:	8	2	4		2	
Half Baths:	1	1	0		0	

### FEATURES

Rooms:  
Main Entrance: Foyer, Two Story Foyer  
Interior Style:  
Dining/Kitchen: Gourmet  
Appliances: Dishwasher, Dryer, Freezer, Disposal, Microwave, Oven / Range - Gas, Refrigerator, Washer  
Amenities:  
Security: Security System, Smoke Detector  
Windows/Doors:  
Walls/Ceilings:

Basement: Yes  
Basement Type: Fully Finished  
Basement Entrance: Connect Stair  
Handicap: None  
Unit Description:

Foundation:

R-Factor Basement:  
House Dimensions: x  
Above Grade Unfinished:  
Below Grade Finished: 4000

R-Factor Ceilings:  
SQFT-Tot Fin: 10500  
Above Grade Finished: 6500  
Below Grade Unfinished:

R-Factor Walls:

Tax Living Area: 6,071

Directions:  
Take the Spring Hill Rd exit, EXIT 17, toward VA-684. Turn right onto Spring Hill Rd. Turn left onto Woodlea Mill Rd.

### REMARKS

Internet/Public:  
Custom Estate Home in McLean's Woodlea Mill. Convenient to Metro, Tyson's Galleria. Professionally landscaped lot with Pool and Pool House. Elegant 2-story Marble Foyer, Family rm & Kitchen. First floor Master Suite with private terrace/ In-ground Hot tub. 4 Fireplaces, Study w/custom wood paneling, exercise rm w/sauna, Theater rm, billiard rm, custom bar, wine cellar, Au-Paire suite.

### EXTERIOR

Building Sites/Lots:  
Exterior:  
Exterior Construction: Brick Front, Brick  
Lot Description:  
Other Buildings: Above Grade, Below Grade  
Original Builder:  
Property Condition: Shows Well  
Roads:  
Roofing: Slate  
Soil Type:  
Topography:  
Transportation:  
View/Exposure:  
Year Converted:

Lot Dimension: x x

Lot Acres/Sqft: .83/36,332

New Construction: No

Year Renovated:

**PARKING**

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

Parking Incl in Sale Price: No

# Gar/Carpt/Assgn Sp: 2//  
Parking Space #:  
Parking Block/Square:

**UTILITIES**

Heat System: Forced Air  
Cool System: Central Air Conditioning  
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: \$35,833  
Tax Year: 2016

Other Fees: /  
City/Town Tax:  
Refuse Fee:  
Water/Sewer Hook-up:  
Special Tax Assess: \$1,593  
Improvements: \$2,224,010  
Investor Ratio:

County Tax: \$34,951  
Tap:  
Front Foot Fee:  
Yr Assessed: 2016  
Total Tax Assessment: \$3,093,010  
Total Units:

Assessments:  
Land: \$869,000

Project Approved:  
Possession: Negotiable

**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: 0203 21 0028  
Section: 1B  
Liber:  
Zoning Code: 110  
Historic Designation ID:  
Contract Info:  
Disclosures: None  
Documents:  
Special Permits:

Lot #: 28  
Phase:  
Folio: 203  
Master Plan Zoning:

Block/Square:  
Parcel Number:

Broker Name: Move4Free Realty, LLC

List Date: 22-Feb-2017  
VRP: No  
Low Price: \$3,690,000

Orig List Price: \$3,690,000  
Prior List Price:  
Status Change Date: 22-Feb-2017

Off Mkt Date:  
DOM-MLS: 22  
DOM-Prop: 22

**SOLD INFORMATION**

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