

# Client Full

**1204 Potomac School Rd, Mclean, VA 22101**

**Active**

**Residential**

**\$1,275,000**



**Recent Change: 05/22/2021 : Back to Active : A/C->ACT**

MLS #:	VAFX1198702	Beds:	4
Tax ID #:	0311 13 0002A	Baths:	2 / 1
Ownership Interest:	Fee Simple	Above Grade Fin SQFT:	3,290 / Assessor
Association:	HOA	Price / Sq Ft:	387.54
Structure Type:	Detached	Year Built:	1967
Levels/Stories:	2	Style:	Colonial
Waterfront:	No	Central Air:	Yes
Garage:	Yes	Basement:	No

### Location

County:	Fairfax, VA	School District:	Fairfax County Public Schools
In City Limits:	No	High School:	Mclean
Legal Subdivision:	EVERMAY	Middle/Junior School:	Longfellow
Subdiv / Neigh:	EVERMAY	Elementary School:	Franklin Sherman
Transportation:	Metro/Subway Station 1 to 3 miles		

### Association / Community Info

HOA:	Yes	HOA Fee:	\$150 / Annually
HOA Name:	EVERMAY COMMUNITY ASSOCIATION		
Property Manager:	No		

### Taxes and Assessment

Tax Annual Amt / Year:	\$11,943 / 2021	Tax Assessed Value:	\$1,130,100 / 2021
Municipal Trash:	No	Imprv. Assessed Value:	\$451,130
Zoning:	R-2	Land Assessed Value:	\$649,000
		Special Assmt:	\$587.00

### Rooms

	Bed	Bath
Main		1 Half
Upper 1	4	2 Full

### Building Info

Above Grade Fin SQFT:	3,290 / Assessor	Construction Materials:	Brick
Total Fin SQFT:	3,290 / Assessor	Flooring Type:	Carpet, Ceramic Tile, Hardwood, Marble
Total SQFT:	3,290 / Assessor	Roof:	Slate

### Lot

Lot Acres / SQFT:	0.4a / 17290sf / Assessor	Lot Features:	Landscaping, Private
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### Ground Rent

Ground Rent Exists: No

### Parking

Attached Garage - # of Spaces	<u>2</u>	Features:	Attached Garage, Garage Door Opener, Garage - Front Entry, Inside Access, Oversized Garage
<b>Total Parking Spaces</b>	<b>2</b>		

## Interior Features

Interior Features: Attic, Carpet, Crown Moldings, Family Room Off Kitchen, Floor Plan-Traditional, Formal/Separate Dining Room, Walk-in Closet(s), Window Treatments, Wood Floors, 2 Fireplace(s), Dishwasher, Disposal, Dryer, Icemaker, Oven - Self Cleaning, Oven/Range - Electric, Refrigerator, Stainless Steel Appliances, Washer, Water Heater, Accessibility Features: None, Main Floor Laundry

## Exterior Features

Exterior Features: Extensive Hardscape

## Utilities

Utilities: Central A/C, Cooling Fuel: Electric, Heating: Forced Air, Heating Fuel: Natural Gas, Hot Water: Natural Gas, Water Source: Public, Sewer: Public Sewer

## Remarks

Public: Stately, elegant all-brick Langley colonial with gorgeous curb appeal and superb location close to GW Parkway and Tysons to the west, 495 North, and the Silverline metro. Priced to invite some renovation -- this house would be an absolute jewel! All mechanical systems, roofing, landscaping, etc has been meticulously maintained by the owner. Master bedroom opens to a sitting area, which was formally the 4th bedroom (can be reverted if desired. Master also has a HUGE walk-in closet. Updated bathrooms and kitchen with SS Appliances. Great Room w/ vaulted ceiling & fireplace that opens to terrace and lovely terraced park-like lot. Fabulous McLean schools. Great deal for close in McLean and the beloved Evermay neighborhood. This house has so much elegance and potential -- dont miss the opportunity to check it out.

## Directions

From DC heading to McLean/Tysons, left onto Potomac School Road at light, house on right. From Tysons/Mclean, Turn right at Potomac School Road at light, house on right.

## Listing Details

Original Price:	\$1,275,000	DOM:	14
Vacation Rental:	No	Lease Considered:	No
Sale Type:	Standard	Home Warranty:	Yes
Listing Term Begins:	05/08/2021	Documents Available:	Resale Package Available, Seller's Property Disclosure
Possession:	31-60 Days CD		
Federal Flood Zone:	No		
Disclosures:	Lead Based Paint - Federal, Lead Based Paint - State, Prop Disclosure		

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