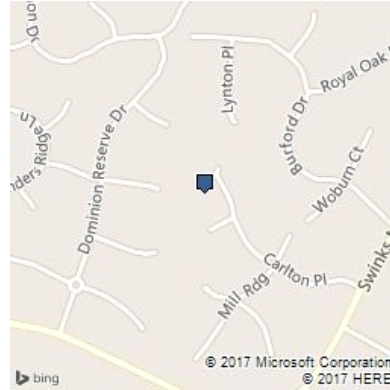


# Residential Full - Customer

## Metropolitan Regional Information Systems, Inc.

FX10005629 - FAIRFAX  
7715 CARLTON PL, MCLEAN, VA 22102

Full Listing  
Residential



Status: Sold  
Close Date: 24-Oct-2017  
Ownership: Fee Simple  
Sale or Rental: Sale  
Listing Type: Excl. Right

Adv Sub: Millwood  
Legal Sub: MILLWOOD  
Condo/Coop Proj Name:

Tax ID: 20-4-22- -16  
HOA Fee: \$260.00/ Annually  
C/C Fee: /

Elementary: SPRING HILL

Style: Colonial  
Seller Subsidy: \$3300  
Type: Detached  
TH Type:  
#Levels: 4  
Auction: No  
#Fireplaces: 9  
Model: Custom Georgian Colonial

Total Taxes: \$28,658  
Tax Year: 2016  
Lot AC/SF: .93/40,722

Middle: COOPER

List Price: \$2,000,000  
Close Price: \$1,990,000  
Inc City/Town:  
Zip: 22102 - 2152  
Election District:  
Transaction Type: Standard  
ADC Map Coord: 8C5

Area: 1-2

Level Location:  
Age: 29  
Year Built: 1989

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:	6	0	4	2	0	
Full Baths:	6	0	4	1	1	
Half Baths:	2	2	0	0	0	

Room	Dimensions	Level	Flooring	Fireplace
Foyer	35 x 22	Main	Marble	
Kitchen	20 x 13	Main	Hardwood	
Breakfast Room	15 x 16	Main	Hardwood	Gas
Florida/Sun Rm	26 x 17	Main	Ceramic Tile	
Dining Room	21 x 14	Main	Hardwood	Wood Burning
Living Room	22 x 17	Main	Hardwood	Wood Burning
Family Rm	27 x 21	Main	Hardwood	Gas
Library	23 x 15	Main	Hardwood	Gas
Lndry-Uppr Lvl	7 x 8	Upper 1	Ceramic Tile	
Bedroom-Master	23 x 14	Upper 1	Hardwood	Wood Burning
Bedroom-Second	17 x 13	Upper 1	Hardwood	
Bedroom-Third	16 x 12	Upper 1	Hardwood	
Bedroom-Fourth	23 x 16	Upper 1	Hardwood	
Bedroom-Fifth	15 x 14	Upper 2	Hardwood	
Other Room 1	15 x 16	Upper 2	Hardwood	
Other Room 2	16 x 16	Upper 2	Hardwood	
Loft	21 x 19	Upper 2	Hardwood	
Recreation Rm	29 x 37	Lower 1	Carpet	Wood Stove
Game/Exer Rm	11 x 15	Lower 1		Wood Burning
Den	16 x 19	Lower 1		
Other Room 3	9 x 14	Lower 1		
Storage Room	15 x 32	Lower 1		

### FEATURES

Rooms: Living Room, Dining Room, Bedroom-Master, Bedroom-Second, Bedroom-Third, Bedroom-Fourth, Bedroom-Fifth, Kitchen, Recreation Rm, Family Rm, Den, Other Room 1, Other Room 2, Other Room 3, Library, Foyer, Breakfast Room, Florida/Sun Rm, Game/Exer Rm, Lndry-Uppr Lvl, Loft, Storage Room

Main Entrance: Foyer, Center Hall, Two Story Foyer

Interior Style: Floor Plan-Traditional

Dining/Kitchen: Fam Rm Off Kit, Kit-Island, 2nd Kitchen, Breakfast Room, Butlers Pantry, Gourmet, Kit-Breakfast Bar, Sep Dining Rm, Eat-In Kitchen

Appliances: Central Vacuum, Cooktop, Cooktop - Down Draft, Dishwasher, Disposal, Dryer, Exhaust Fan, Icemaker, Intercom, Microwave, Oven - Double, Oven / Range - Gas, Refrigerator, Washer, Water Heater

Amenities: Automatic Garage Door Opener, Built-in Bookcases, Built-in China Cabinet, Chair Railing, Closet - Master Bedroom Walk-in, Closet(s) - Cedar, Closet(s) - Walk-in, Countertop(s) - Granite, Crown Molding, Fireplace Equipment, Fireplace Gas Insert, Fireplace Mantel(s), Fireplace Glass Doors, Fireplace Screen, Home Warranty, Laundry Chute, Master Bathroom - Separate Shower, Master Bathroom - Separate Tub, Master Bedroom - Full Bathroom, Tub - 2 or More Person, Stair - Curved, Staircase - Double / Dual, Vanities - Double, Washer / Dryer Hookup, Wet Bar / Bar, Wood Floors

Security: Security System

Windows/Doors: Insulated Door(s), Insulated Window(s), Recessed Lighting, Casement, Skylight(s), French Doors

Walls/Ceilings: 9'+ Ceilings, Cathedral Ceilings, High, Masonry, Paneled Walls

Basement: Yes

Foundation:

Basement Type: Heated, Improved, Daylight, Partial, Full, Walkout Level, Windows  
Basement Entrance: Rear Entrance, Inside Access, Connect Stair  
Handicap: 36"+ wide Halls  
Unit Description:  
R-Factor Basement: R-Factor Ceilings:  
House Dimensions: x SQFT-Tot Fin: 10272  
Above Grade Unfinished: Above Grade Finished: 7972  
Below Grade Finished: 2300 Below Grade Unfinished:  
Directions:  
From 495 & Georgetown Pike: West on Georgetown Pike, L- Swinks Mill, R- Carlton Place, home on left.

R-Factor Walls:  
Tax Living Area: 7,902

#### REMARKS

Internet/Public:  
Private Lot#Circular drive #Slate roof# 10,000+sqft w/detailed Plaster mouldings# W/O from ML to Extensive Hardscape Patio w/Drystack outdoor FP &Waterfall #TO-DIE-FOR 2-story Library w/Cherry paneling/built ins, Spiral staircase# Updated kitchen w/dumbwaiter# UL2 Loft w/2 BRs & Social area # LL Rec rm w/Kitchen, Cedar closet, 2 FPs# W/O to LL patio,outdoor full kitchen w/Wolf grill#BEST LOCATION#

#### EXTERIOR

Building Sites/Lots: Lot Dimension: x x Lot Acres/Sqft: .93/40,722  
Exterior: Extensive Hardscape, Udrgrd Lwn Sprnklr, Water Falls, Flood Lights, Slate Porch  
Exterior Construction: Brick  
Lot Description: Cul-de-sac, Private, Lot Premium, Landscaping, Backs to Trees, Trees/Wooded  
Other Buildings: Above Grade, Below Grade  
Original Builder: New Construction: No  
Property Condition: Shows Well  
Roads: Paved, Public Street  
Roofing: Metal, Slate  
Soil Type:  
Topography: Uphill  
Transportation: Metrorail Bus - 1 Mile, Airport - 5-10 Miles  
View/Exposure: Garden/Lawn, Trees  
Year Converted: Year Renovated: 2013

#### PARKING

Parking: DW - Circular, Garage, Faces Side, Attached  
Garage Type: Attached, Side Loading Garage # Gar/Carpt/Assgn Sp: 3//  
Carport Type: Parking Space #:  
Parking Incl in List Price: Yes Parking Incl in Sale Price: Yes Parking Block/Square:

#### UTILITIES

Heat System: Forced Air, Zoned, Programmable Thermostat Heat Fuel: Natural Gas  
Cool System: Central Air Conditioning, Programmable Thermostat, Zoned Cool Fuel: Electric  
Water: Public Hot Water: 60 or More Gallon Tank, Natural Gas  
Sewer Septic: Public Sewer  
TV/Cable/Comm: Cable-Prewired, CATV/Dwelling, Fiber Optics Available, Mult Phone Lines, Phone Jacks-Mod  
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:

#### FINANCIAL INFORMATION

Earnest Money: Other Fees: /  
Total Taxes: \$28,658 City/Town Tax: County Tax: \$27,953  
Tax Year: 2016 Refuse Fee: Tap:  
Assessments: Water/Sewer Hook-up: Front Foot Fee:  
Land: \$874,000 Special Tax Assess: \$1,274 Yr Assessed: 2017  
Improvements: \$1,565,330 Total Tax Assessment: \$2,439,330  
Investor Ratio: Total Units:

Project Approved:  
Possession: Settlement

#### HOA/CONDO

HOA Fee: \$260.00/ Annually HOA: Yes  
Condo/Coop Fee: /  
HOA/Condo/Coop Amenities:  
HOA/Condo/Coop Rules:  
HOA/Condo/Coop Fee Includes:  
HOA/Condo/Coop Management:

#### LEGAL INFORMATION

Tax Map: 0204 22 0016 Lot #: 16 Block/Square:  
Section: Phase: Parcel Number:  
Liber: Folio: 204  
Zoning Code: 110  
Historic Designation ID: Master Plan Zoning:  
Contract Info: Compensation on Net Sales Price, Registration Req  
Disclosures: Prop Disclaimer  
Documents:  
Special Permits:

Broker Name: CASEY MARGENAU FINE HOMES AND ESTATES INC

List Date: 20-Jul-2017 Orig List Price: \$2,288,000 Off Mkt Date:  
VRP: No Prior List Price: \$2,288,000 DOM-MLS: 49  
Low Price: \$2,000,000 Status Change Date: 24-Oct-2017 DOM-Prop: 504

#### SOLD INFORMATION

Contract Date: 07-Sep-2017 Sell/Rent Agency: Seller Agency  
Close Date: 24-Oct-2017 Close Price: \$1,990,000 Seller Subsidy: \$3300  
Selling/Rental Office: KWR21

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