

# Features

Beautiful 4BR, 3FBA, 1HBA 2-Car Garage Belgrave Model Colonial with Inviting Front Porch with Stone Accent Wall on a Fully Fenced Landscaped Lot on a Cul-de-sac in Sought Armfield Farms Community

## Main Level

- **OVER 100K IN RECENT UPGRADES!**
- 2 Story Foyer with Hard Wood Floors & Chandelier
- Living Room with Hard Wood Floors, Crown Molding and Wood Burning Fireplace with Marble Surround and Wood Mantel
- Formal Dining Room has Hard Wood Floors, Wainscot Molding, Two Tone Paint, Crown Molding, Chandelier and Large Bay Window
- Gorgeous Updated Kitchen Amenities Include: Hard Wood Floors, Recessed Lights, Wraparound Granite Countertops, 42" Cabinets, GE Stainless Steel French Door Refrigerator with Door Ice Maker, GE Stainless Steel Gas Cook-Top Stove, Whirlpool Stainless Steel Built-in Microwave & Bosch Stainless Steel Dishwasher
- Breakfast Room with Hard Wood Floors, Pendant Lights, Pantry, Skylights and Door Leading to Rear Deck
- Sunken Family Room has Hardwood Floors, Crown Molding, Recessed Lights, Wood Burning Fireplace with Brick Hearth and Wood Mantel.
- Two Doors from Family Room Lead to Screened-in Porch with Lighted Ceiling Fan and Outdoor Speakers Overlooking Fully Fenced Rear Yard
- Updated Powder Room has Porcelain Top Vanity with Brushed Bronze Faucet, Tile Floors and Updated Lighting and Mirror
- Mudroom has Hardwood Floors and Storage Cabinets
- Laundry Conveniently Located on the Mail Level

## Upper Level

- French Doors Lead to Master Bedroom with Vaulted Ceiling, New Carpet and Paint, Separate Setting Room and Two Large Walk-in Closets
- Remolded Master Bathroom has 12x24" Ceramic Tile Floor, Skylight, Large Soaking Tub, Marble Topped Double Vanity with New Mirrors and Light Fixtures, Roman Shower with Dual Shower Heads, Floor to Ceiling Ceramic Tile Surround and Frameless Glass Shower Door
- Bedroom 2, 3 & 4 have New Carpet and Paint with Large Closets
- Updated Hall Bathroom has 12" Ceramic Tile Flooring, Two Marble Topped Vanities and Tub/Shower Combo with Ceramic Tile Surround

## Lower Level

- Finished Lower Level Rec Room has New Carpet and Paint
- Bonus Room with French Doors has Recessed Lights and Large Closet
- Full Bath has 12" Ceramic Tile Floor, Marble Topped Vanity, Full Shower with Glass Doors and Updated Mirror and Lighting

## Upgrades

2019 Installed New Carpet, New Paint, Updated Hall Light Fixtures, Chandelier in Foyer, Upgraded Upper Level Bathroom. 2018 Added Hardwoods Throughout Main Level, Added Full Lower Level Bathroom. 2017 Upgraded Powder Room, Completely Remolded Master Bathroom. 2016 Chandelier in Dining Room, New Bosch Dishwasher and Whirlpool Microwave, Resealed Driveway, New Roof. 2015 Crown Molding in Living Room, Family Room and Dining Room, Recessed Lights in Kitchen and Family Room. 2014 Added Bonus Room in the Lower Level.

## Other Amenities

- Great Community Amenities – Tennis Courts, Tot Lots, Walking/ Jogging Paths, Basketball Courts, Baseball/Softball Field, Valley Ball Court and Outdoor Pool
- Close to Shopping – Sully Place Shopping Center, Franklin Farm Village Center, Fair Oaks Mall, Wegmans, Whole Foods Harris Teeter, Costco and More
- Close to Major Commuter Arteries – Metro Bus, New Silver Line Metro Station, Dulles Toll Rd, Fairfax County Parkway, Rt. 50., I-66, Centreville Rd, Rt 28, IDA International Airport.
- Lees Corner/Franklin/Chantilly

Deb Frank, Principal Broker / Owner, ABR, GRI, CRS – Office 703-758-1089 – [www.DebFrank.com](http://www.DebFrank.com)

Deb Frank Homes, Inc. - Information deemed reliable but not guaranteed.