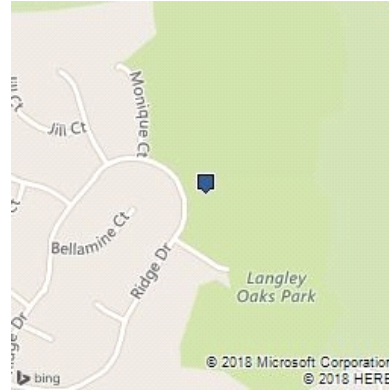


# Residential Full - Customer

## Metropolitan Regional Information Systems, Inc.

FX10158441 - FAIRFAX  
748 RIDGE DR, MCLEAN, VA 22101

Full Listing  
Residential



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

Style: Colonial  
Type: Detached  
TH Type:  
#Levels: 3  
Auction: No  
#Fireplaces: 1  
Model:

List Price: \$1,400,000  
Inc City/Town:  
Zip: 22101 - 1623  
Election District:  
Transaction Type: Standard  
ADC Map Coord: XXX

Adv Sub: Langley Oaks  
Legal Sub: LANGLEY OAKS  
Condo/Coop Proj Name:

Area:

Tax ID: 22-1-2- -130  
HOA Fee: \$115.00/ Annually  
C/C Fee: /

Total Taxes: \$14,634  
Tax Year: 2017  
Lot AC/SF: .69/29,882

Level Location:  
Age: 37  
Year Built: 1981

Elementary: CHURCHILL ROAD

Middle:

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	0	5		0	
Full Baths:	3	0	2		1	
Half Baths:	1	1	0		0	

### FEATURES

Rooms:

Main Entrance:

Interior Style:

Dining/Kitchen: Sep Dining Rm

Appliances: Dishwasher, Disposal, Cooktop

Amenities: Automatic Garage Door Opener, Closet - Master Bedroom Walk-in, Countertop(s) - Granite, Master Bathroom - Separate Tub, Master Bathroom -

Separate Shower, Wood Floors

Security:

Windows/Doors:

Walls/Ceilings:

Basement: Yes

Foundation:

Basement Type: Fully Finished

Basement Entrance: Connect Stair

Handicap: None

Unit Description:

R-Factor Basement:

R-Factor Ceilings:

R-Factor Walls:

House Dimensions: x

SQFT-Tot Fin: 0

Above Grade Unfinished:

Above Grade Finished:

Below Grade Finished:

Below Grade Unfinished:

Tax Living Area: 2,796

Directions:

From Beltway: East Georgetown Pk, L-Ridge Dr to R-Ridge Dr. to home on right or from McLean; north 123, L-Georgetown Pk, R-Ridge Dr. to R-Ridge Dr to home on right

### REMARKS

Internet/Public:

Open Sun. 1-4 Gorgeous Brick Front Center Hall Colonial in Sought-After Langley Oaks! 2,796 sq ft. Situated on a stunning 0.69-acre wooded lot bordering parkland! Five bedrooms, three baths plus powder room. Updated kitchen features cherry cabinetry with granite counters, stainless steel appliances, and an walk-in pantry. Two-zone heating and air conditioning. Two-car attached garage.

### EXTERIOR

Building Sites/Lots:

Lot Dimension: x x

Lot Acres/Sqft: .69/29,882

Exterior: Deck, Pool (In-Ground)

Exterior Construction: Brick Front

Lot Description: Bcks-PrkLnd

Other Buildings:

Original Builder:

New Construction: No

Property Condition:

Roads:

Roofing:

Soil Type:

Topography:

Transportation: Airport - 5-10 Miles, Adjacent to Shopping, Adjacent to Grocery Store(s)

View/Exposure:

Year Converted:

Year Renovated:

**PARKING**

Parking: Garage  
Garage Type: Attached  
Carport Type:  
Parking Incl in List Price: Yes

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: Electric  
Cool Fuel: Electric  
Hot Water: Electric

**FINANCIAL INFORMATION**

Earnest Money:  
Total Taxes: \$14,634  
Tax Year: 2017

Other Fees: /  
City/Town Tax:  
Refuse Fee:  
Water/Sewer Hook-up:  
Special Tax Assess: \$667  
Improvements: \$628,960  
Investor Ratio:

County Tax: \$13,966  
Tap:  
Front Foot Fee:  
Yr Assessed: 2017  
Total Tax Assessment: \$1,235,960  
Total Units:

Assessments:  
Land: \$607,000

Project Approved:  
Possession: Settlement

**HOA/CONDO**

HOA Fee: \$115.00/ 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: 0221 02 0130  
Section: 2  
Liber:  
Zoning Code: 111  
Historic Designation ID:  
Contract Info:  
Disclosures: Lead Based Paint - Federal, Lead Based Paint - State  
Documents:  
Special Permits:

Lot #: 130  
Phase:  
Folio: 221  
Master Plan Zoning:

Block/Square:  
Parcel Number:

Broker Name: Keller Williams Capital Properties

List Date: 16-Feb-2018  
VRP: No  
Low Price: \$1,400,000

Orig List Price: \$1,425,000  
Prior List Price: \$1,425,000  
Status Change Date: 16-Feb-2018

Off Mkt Date:  
DOM-MLS: 62  
DOM-Prop: 62

**SOLD INFORMATION**

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

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