

3216 RED ORCHID WAY KENSINGTON, MD 20895



KENSINGTON ORCHIDS

\$769,900

Age: 5 years Lot Size: 5,830 SF HOA Fee: \$80/mo.*

Estimated property tax and non-tax charges in the first fiscal year of ownership is \$9857.

** HOA Fee Includes: Management, master insurance policy, snow removal, trash removal, tot lots*

The John Burgess Real Estate Group and Realty Executives Premier are proud to present this gorgeous, light, bright & spacious five bedroom, three full and one half bath colonial located in the convenient community of the Kensington Orchids. Situated on a professionally landscaped lot and backing to park land, this property features a grand foyer entrance with cathedral ceiling, great room with gas fireplace, sparkling kitchen with granite counters, stainless steel appliances & gas cooking, sunroom with hardwood floors & sliders to custom deck, finished walk-out lower level with rec room & fifth bedroom, hardwood floors, new carpet, ceramic tile, recessed lighting, fresh paint throughout and the list goes on and on. Conveniently located close to metro, shopping, restaurants, recreation, schools, major thoroughfares and more, this home is a must see!

Visit our website www.JohnBurgessRealtor.com for a Visual Tour and to get Property Disclosures for this property.

John Burgess • Sandy Schulz • Dale Ammann • Yanira Soto • Jim Burgess • Sarah Baker • John Lowry

For more information contact us at 301-681-5093

Realty Executives Premier • 3919 National Drive, Suite 310 • Burtonsville, MD 20866

Information deemed reliable but not guaranteed



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Main Level:

- Foyer entry with cathedral ceiling, hardwood floors, recessed lighting, coat closet, updated powder room, walk-up to living room / dining room combination
- Living room with hardwood floors, recessed lighting, crown molding, decorative columns to dining room
- Dining room with hardwood floors, ceiling fan / light, chair rail, picture frame molding, bay window
- Office / den with double door entry, hardwood floors, recessed lighting, pre-wired for cable & phone
- Great room / family room with hardwood floors, gas fireplace, recessed lighting, doors to back deck
- Upgraded eat-in kitchen with granite counters, new cabinets, ceramic backsplash, gas cooking, pantry
- Sunroom with hardwood floors, ceiling fan with light, sliders to deck

Upper Level:

- Master bedroom suite with new carpet, recessed lighting, sitting room, decorative columns, spacious walk-in closet with vanity mirror, new light fixture, new shelving, light fixtures, master bath with recessed lighting, ceramic floor, double sink / vanity, linen closet, separate shower, soaking tub
- Bedrooms #2 with new carpet, double door closet, new overhead lighting
- Bedroom #3 with new carpet, double door closet, new overhead lighting, pull down for attic entry
- Bedrooms #4 with new carpet, double door closet, new overhead lighting
- Bedroom #4 with new carpet, ceiling fan / light fixture, built-in bookshelves with cabinet space, closet, attic entry
- Hallway with new light fixture, new carpet
- Full bath with ceramic tile, linen closet, new lighting



Lower Level:

- Hardwood stairs with carpet runner
- Rec room with ceramic tile, wood framed mirrored wall, sliders to backyard, coat closet, entrance to two car garage
- Utility closet, dual zone heat & AC, copper pipe main water line, CPVC pipes throughout
- Bedroom #5 / second master suite or inlaw suite with new carpet, recessed lighting, walk-in closet
- Full master bath with ceramic tile floor, ceramic shower, soaking tub, recessed lighting, double vanity sink, all new fixtures & lighting, new commode



Special Features:

- Fresh custom paint throughout
- Hardwood floors, ceramic tile floors, new carpet
- Gas fireplace
- Cathedral ceilings, crown molding, chair rail
- LG stainless steel appliances
- Vinyl double pane windows throughout
- Recessed lighting
- Off street parking, two car garage
- Professionally landscaped lot
- Porch, deck
- Asphalt shingle roof
- Backs to park land

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