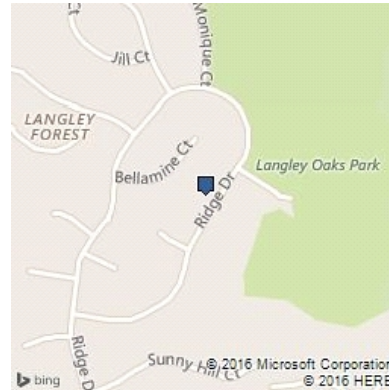


Residential Full - Customer

Metropolitan Regional Information Systems, Inc.

FX9593160 - FAIRFAX
733 RIDGE DR, MCLEAN, VA 22101

Full Listing
Residential



Status: Cntg/No Ko
Close Date: 09-May-2016
Ownership: Fee Simple
Sale or Rental: Sale
Listing Type: Excl. Right

Style: Colonial
Seller Subsidy: \$0
Type: Detached
TH Type:
#Levels: 3
Auction: No
#Fireplaces: 1
Model:

List Price: \$1,049,000
Close Price:
Inc City/Town:
Zip: 22101 - 1622
Election District:
Transaction Type: Standard
ADC Map Coord: GPS

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

Tax ID: 22-3-4- -143
HOA Fee: \$125.00/ Annually
C/C Fee: /

Total Taxes: \$11,481
Tax Year: 2015
Lot AC/SF: .48/20,988

Area:
Level Location:
Age: 37
Year Built: 1979

Elementary: CHURCHILL ROAD

Middle: COOPER

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:	4	0	4		0	
Full Baths:	3	0	2		1	
Half Baths:	1	1	0		0	

Room	Dimensions	Level	Flooring	Fireplace
Bedroom-Fifth				
Family Rm				
Dining Room				
Den/Stdy/Lib				
Breakfast Room				
Bedroom-Master				
Bedroom-Second				
Bedroom-Third				
Bedroom-Fourth				
Living Room				
Laundry-Kit Lvl				
Other Room 1				
Mud Room				
Recreation Rm				
Storage Room				

FEATURES

Rooms: Living Room, Dining Room, Bedroom-Master, Bedroom-Second, Bedroom-Third, Bedroom-Fourth, Bedroom-Fifth, Recreation Rm, Family Rm, Other Room 1, Breakfast Room, Den/Stdy/Lib, Laundry-Kit Lvl, Mud Room, Storage Room

Main Entrance: Center Hall

Interior Style: Floor Plan-Traditional

Dining/Kitchen: Kit-Breakfast Bar, Fam Rm Off Kit, Eat-In Kitchen, Sep Dining Rm

Appliances: Cooktop, Dryer, Dishwasher, Disposal, Washer

Amenities:

Security:

Windows/Doors:

Walls/Ceilings:

Basement: Yes

Foundation:

Basement Type: Fully Finished, Daylight, Partial

Basement Entrance: Inside Access

Handicap: None

Unit Description:

R-Factor Basement:

House Dimensions: x

Above Grade Unfinished:

Below Grade Finished:

Directions:

R-Factor Ceilings:

SQFT-Tot Fin: 0

Above Grade Finished:

Below Grade Unfinished:

R-Factor Walls:

Tax Living Area: 2,436

From Rt.123 N take left onto Waverly to end, make right onto Harvey through light signal into the Langley Oaks Neighborhood, make your first Right onto Ridge Dr. house will be on your left.Plenty of parking

REMARKS

Internet/Public:
Langley Oaks is one of McLean's Premier neighborhoods where you can walk to the Potomac River, Langley HS and to the many sporting fields and nearby parks! Just off the Parkway and minutes to Tysons Corner, airports, all major transportation routes and the new Silver line Metro! This beautifully sited Colonial is ready for you to add your personal touch and make it your own! OPEN HOUSE 3/20 1-4

EXTERIOR

Building Sites/Lots:	Lot Dimension: x x	Lot Acres/Sqft: .48/20,988
Exterior:		
Exterior Construction: Brick and Siding		
Lot Description:		
Other Buildings:		
Original Builder:		New Construction: No
Property Condition: As-is condition		
Roads:		
Roofing:		
Soil Type:		
Topography:		
Transportation: Airport - 5-10 Miles, Metrorail Bus - 1 Mile		
View/Exposure:		
Year Converted:	Year Renovated:	

PARKING

Parking: Garage		
Garage Type: Attached, Front Loading Garage		# Gar/Carpt/Assgn Sp: 2//
Carport Type:		Parking Space #:
Parking Incl in List Price: No	Parking Incl in Sale Price: No	Parking Block/Square:

UTILITIES

Heat System: Forced Air		Heat Fuel: Electric
Cool System: Central Air Conditioning		Cool Fuel: Electric
Water: Public		Hot Water: Electric
Sewer Septic: Public Sewer		
TV/Cable/Comm:		
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: \$11,481	City/Town Tax:	County Tax: \$10,987
Tax Year: 2015	Refuse Fee:	Tap:
	Water/Sewer Hook-up:	Front Foot Fee:
Assessments:	Special Tax Assess: \$494	Yr Assessed: 2015
Land: \$541,000	Improvements: \$466,980	Total Tax Assessment: \$1,007,980
	Investor Ratio:	Total Units:
Project Approved:		
Possession: Settlement		

HOA/CONDO

HOA Fee: \$125.00/ 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: 0223 04 0143	Lot #: 143	Block/Square:
Section: 2	Phase:	Parcel Number:
Liber:	Folio: 223	
Zoning Code: 111		
Historic Designation ID:	Master Plan Zoning:	
Contract Info:		
Disclosures: Prop Disclaimer		
Documents:		
Special Permits:		

Broker Name: McEneaney Associates, Inc.

List Date: 11-Mar-2016	Orig List Price: \$1,049,000	Off Mkt Date:
VRP: No	Prior List Price:	DOM-MLS: 5
Low Price: \$1,049,000	Status Change Date: 16-Mar-2016	DOM-Prop: 5

SOLD INFORMATION

Contingency Type: Home Inspection	Last Cont Expires: 26-Mar-2016	# of Hrs to KO:
Contract Date: 15-Mar-2016	Sell/Rent Agency: Buyer Agency	
Close Date: 09-May-2016	Close Price:	Seller Subsidy: \$0
Selling/Rental Office: WFP4		