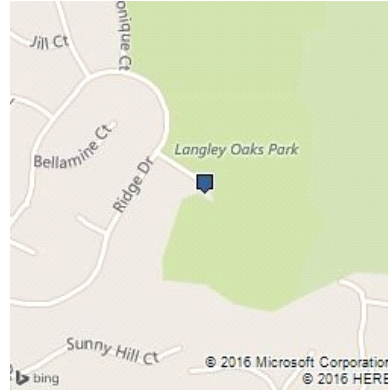


# Residential Full - Customer

## Metropolitan Regional Information Systems, Inc.

FX9649208 - FAIRFAX  
6503 ANNA MARIA CT, 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: 2  
Model:

List Price: \$1,549,000  
Inc City/Town:  
Zip: 22101 - 1601  
Election District: 2  
Transaction Type: Standard  
ADC Map Coord: E4

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

Area:

Tax ID: 22-3-4- -118  
HOA Fee: \$125.00/ Annually  
C/C Fee: /

Total Taxes: \$15,916  
Tax Year: 2015  
Lot AC/SF: .54/23,395

Level Location:  
Age: 36  
Year Built: 1980

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:	7	1	4	0	2	0
Full Baths:	7	2	3	0	2	0
Half Baths:	0	0	0	0	0	0

Room	Dimensions	Level	Flooring	Fireplace
Foyer	13 x 14	Main	Marble	
Living Room	29 x 23	Main	Hardwood	
Dining Room	28 x 17	Main	Hardwood	
Kitchen	12 x 15	Main	Hardwood	
Bedroom-Master 2	13 x 16	Main	Hardwood	
Breakfast Room	20 x 12	Main	Marble	
Library	12 x 15	Main	Hardwood	
Bedroom-Master	22 x 23	Upper 1	Hardwood	
Sitting Room	12 x 12	Upper 1	Hardwood	
Bedroom-First		Upper 1	Hardwood	
Bedroom-Second		Upper 1	Hardwood	
Bedroom-Third	14 x 22	Upper 1	Hardwood	
Bedroom-Fourth	11 x 14	Upper 1	Hardwood	
Bedroom-Fifth	21 x 11	Lower 1	Marble	
Family Rm	20 x 27	Lower 1	Marble	
Other Room 1	28 x 15	Lower 1	Marble	
Recreation Rm	20 x 26	Lower 1	Marble	
Lndry-Uppr Lvl				
Mud Room				
In-Law/auPair/Ste				
Utility Room				

### FEATURES

Rooms: Living Room, Dining Room, Bedroom-Master, Sitting Room, Bedroom-Second, Bedroom-Third, Bedroom-Fourth, Bedroom-Fifth, Kitchen, Recreation Rm, Family Rm, Other Room 1, Library, Foyer, Breakfast Room, Bedroom-Master 2, Bedroom-First, In-Law/auPair/Ste, Lndry-Uppr Lvl, Mud Room, Utility Room

Main Entrance: Foyer

Interior Style: Floor Plan-Open

Dining/Kitchen: Kit-Island, Kit-Table Space, Breakfast Room, Gourmet, Sep Dining Rm, Kit-Family Combo, Breakfast nook

Appliances: Dishwasher, Disposal, Dryer, Icemaker, Oven - Double, Oven - Self Cleaning, Refrigerator, Washer, Dryer - Front Loading, Exhaust Fan, Range Hood, Cooktop - Down Draft

Amenities: Attic - Storage Only, Attic - Stairs Pull Down, Automatic Garage Door Opener, Bathroom(s) - Ceramic Tile, Closet(s) - Cedar, Chair Railing, Crown Molding, Vanities - Double, Bathroom(s) - Dual Entry, Bedroom - Entry Level, Fireplace Mantel(s), Fireplace Screen, Countertop(s) - Granite, Master Bathroom - Separate Shower, Master Bathroom - Separate Tub, Closet - Master Bedroom Walk-in, Vanities - Separate, Sump Pump, Steam Shower, Wood Floors, Whirlpool Jets, Washer / Dryer Hookup, Shades / Blinds, Tub - 2 or More Person

Security: Smoke Detector, Carbon Monoxide Detector(s)

Windows/Doors: Recessed Lighting, Six Panel Doors, Storm Door(s), Storm Windows, Double Pane Windows, Insulated Window(s), Skylight(s)

Walls/Ceilings: 9'+ Ceilings, Masonry

Basement: Yes

Foundation:

Basement Type: Daylight, Full, Full, Fully Finished, Improved, Outside Entrance, Rear Entrance, Side Entrance, Walkout Level, Sump Pump

Basement Entrance: Inside Access, Outside Entrance, Rear Entrance, Side Entrance

Handicap: None  
Unit Description:  
R-Factor Basement: R-Factor Ceilings: R-Factor Walls:  
House Dimensions: x SQFT-Tot Fin: 7100  
Above Grade Unfinished: Above Grade Finished: 5500  
Below Grade Finished: 1600 Below Grade Unfinished: 200 Tax Living Area: 5,020  
Directions:  
495, 123 TO GEORGETOWN PIKE TO RIGHT ON RIDGE LANGLEY OAKS TO LEFT ON ANNA MARIA CT.

REMARKS

Internet/Public:  
Spacious,remodeled, luxury 7 BRs and 7BAs Colonial sits on a half acre premium lot in Langley Oaks.It features hardwood,marble floors,gourmet kitchen w/granite counters,SS appliances,2 electric FPs,bright and large BRs,marble full baths. Outside offers 3 level deck w/2 covered porches,professional landscaping,2 car garage.Langley HS pyramid. This home made for entertaining your friends and family!

EXTERIOR

Building Sites/Lots: Lot Dimension: x x Lot Acres/Sqft: .54/23,395  
Exterior: Decks - Multiple, Fenced - Partially, Flood Lights, Porch-rear, Side Porch  
Exterior Construction: Brick and Siding  
Lot Description: Cul-de-sac, Landscaping, Lot Premium, Trees/Wooded  
Other Buildings: Above Grade, Below Grade  
Original Builder: New Construction: No  
Property Condition: Shows Well, Renov/Remod  
Roads: Access-on grade, State  
Roofing: Shingle - Asphalt, Shingle - Architectural  
Soil Type:  
Topography:  
Transportation: Commuter Service - Charter, Public Bus Service, Metrorail Bus - 1 Mile  
View/Exposure:  
Year Converted: Year Renovated:

PARKING

Parking: Garage, Paved Driveway, Garage Door Opener, Additional Storage Area, Private 1-10 Spaces  
Garage Type: Attached, Front Loading Garage, Workshop # Gar/Carpt/Assgn Sp: 2//  
Carport Type: Parking Space #:  
Parking Incl in List Price: Yes Parking Incl in Sale Price: No Parking Block/Square:

UTILITIES

Heat System: Heat Pump(s), Central Heat Fuel: Electric  
Cool System: Heat Pump(s), Ceiling Fan(s), Attic Fan, Whole House Fan, Zoned Cool Fuel: Electric  
Water: Public Hot Water: 60 or More Gallon Tank, Electric  
Sewer Septic: Public Sewer  
TV/Cable/Comm: Fiber Optics at Dwelling, Cable-Prewired, Phone Jacks-Mod, Satellite Rec/Dish  
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: No

FINANCIAL INFORMATION

Earnest Money: Other Fees: /  
Total Taxes: \$15,916 City/Town Tax:  
Tax Year: 2015 Refuse Fee: County Tax: \$15,231  
Assessments: Water/Sewer Hook-up: Tap:  
Land: \$603,000 Special Tax Assess: \$685 Front Foot Fee:  
Yr Assessed: 2016  
Improvements: \$852,760 Total Tax Assessment: \$1,455,760  
Investor Ratio: Total Units:  
Project Approved:  
Possession: Settlement

HOA/CONDO

HOA Fee: \$125.00/ Annually HOA: Yes  
Condo/Coop Fee: /  
HOA/Condo/Coop Amenities: Exercise Room, Jogging / Walking Path  
HOA/Condo/Coop Rules:  
HOA/Condo/Coop Fee Includes:  
HOA/Condo/Coop Management:

LEGAL INFORMATION

Tax Map: 0223 04 0118 Lot #: 118 Block/Square:  
Section: 2 Phase: Parcel Number:  
Liber: Folio: 223  
Zoning Code: 111  
Historic Designation ID: Master Plan Zoning:  
Contract Info:  
Disclosures: Prop Disclosure  
Documents:  
Special Permits:

Broker Name: Keller Williams Realty Dulles

List Date: 05-May-2016 Orig List Price: \$1,549,000 Off Mkt Date:  
VRP: No Prior List Price: DOM-MLS: 1  
Low Price: \$1,549,000 Status Change Date: 05-May-2016 DOM-Prop: 1

SOLD INFORMATION