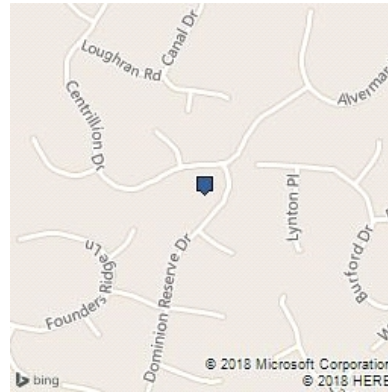


# Residential Full - Customer

## Metropolitan Regional Information Systems, Inc.

FX10158617 - FAIRFAX  
916 DOMINION RESERVE DR, MCLEAN, VA 22102

Full Listing  
Residential



Status: Cntg/No Ko  
Ownership: Fee Simple  
Sale or Rental: Sale  
Listing Type: Excl. Right

Style: Craftsman  
Type: Detached  
TH Type:  
#Levels: 3  
Auction: No  
#Fireplaces: 2  
Model:

List Price: \$2,149,000  
Inc City/Town:  
Zip: 22102 - 2011  
Election District:  
Transaction Type: Standard  
ADC Map Coord: 8C4

Adv Sub: Garfield Park  
Legal Sub: GARFIELD PARK  
Condo/Coop Proj Name: THE RESERVE

Tax ID: 20-4-29- -81  
HOA Fee: \$455.00/ Monthly  
C/C Fee: /

Total Taxes: \$23,234  
Tax Year: 2017  
Lot AC/SF: .84/36,496

Area:  
Level Location:  
Age: 17  
Year Built: 2001

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:   | 5     | 0    | 4       |         | 1       |         |
| Full Baths: | 5     | 0    | 4       |         | 1       |         |
| Half Baths: | 2     | 2    | 0       |         | 0       |         |

| Room           | Dimensions | Level   | Flooring | Fireplace |
|----------------|------------|---------|----------|-----------|
| Foyer          | 9 x 8      | Main    | Hardwood |           |
| Living Room    | 19 x 14    | Main    | Hardwood |           |
| Dining Room    | 19 x 14    | Main    | Hardwood |           |
| Den/Stdy/Lib   | 15 x 13    | Main    | Hardwood |           |
| Kitchen        | 23 x 16    | Main    | Hardwood |           |
| Family Rm      | 23 x 20    | Main    | Hardwood | Gas       |
| Bedroom-Master | 21 x 30    | Upper 1 | Hardwood | Gas       |
| Bedroom-Second | 17 x 13    | Upper 1 | Hardwood |           |
| Bedroom-Third  | 17 x 12    | Upper 1 | Hardwood |           |
| Bedroom-Fourth | 15 x 13    | Upper 1 | Hardwood |           |
| Recreation Rm  | 22 x 18    | Lower 1 | Carpet   |           |
| Bedroom-Fifth  | 18 x 15    | Lower 1 | Vinyl    |           |

### FEATURES

Rooms: Living Room, Dining Room, Bedroom-Master, Bedroom-Second, Bedroom-Third, Bedroom-Fourth, Bedroom-Fifth, Kitchen, Recreation Rm, Family Rm, Foyer, Den/Stdy/Lib  
Main Entrance: Foyer  
Interior Style:  
Dining/Kitchen: Fam Rm Off Kit, Kit-Island, Kit-Table Space, Sep Dining Rm  
Appliances: Dishwasher, Disposal, Exhaust Fan, Microwave  
Amenities: Automatic Garage Door Opener, Built-in Bookcases, Closet(s) - Walk-in, Countertop(s) - Granite, Drapes / Curtains, Master Bathroom - Separate Shower, Master Bathroom - Separate Tub, Vanities - Double  
Security: 24 hour security  
Windows/Doors: French Doors  
Walls/Ceilings:

Basement: Yes  
Basement Type: Connecting Stairway, Fully Finished  
Basement Entrance: Inside Access  
Handicap: Other

Foundation:

Unit Description:  
R-Factor Basement:  
House Dimensions: x  
Above Grade Unfinished:  
Below Grade Finished: 2360  
Directions:

R-Factor Ceilings:  
SQFT-Tot Fin: 7868  
Above Grade Finished: 5508  
Below Grade Unfinished:

R-Factor Walls:  
Tax Living Area: 5,508

From Downtown McLean: West on Old Dominion, take a right on Dominion Reserve Drive, house is the last on the left.

### REMARKS

Internet/Public:  
PRICE REDUCTION IN THE RESERVE! Stunning Yeonas & Ellis built home on a lush private .83 acre lot. Generous room sizes, 10' ceilings, and ideal floor plan perfect for entertaining and family living. Fabulous chef's kitchen. Luxurious master bedroom. Hardwoods throughout. Landscaped back yard overlooked by an inviting back porch. 3-car garage. Easy access to Tysons & DC.

**EXTERIOR**

Building Sites/Lots:  
Exterior: Fenced - Invisible, Porch-rear, Sidewalks  
Exterior Construction: Hardiplank  
Lot Description:  
Other Buildings: Above Grade, Below Grade  
Original Builder: Yeonas And Ellis  
Property Condition: Shows Well  
Roads:  
Roofing: Composite  
Soil Type:  
Topography:  
Transportation:  
View/Exposure:  
Year Converted:

Lot Dimension: x x

Lot Acres/Sqft: .84/36,496

New Construction: No

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: 3//  
Parking Space #:  
Parking Block/Square:

**UTILITIES**

Heat System: Zoned  
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: No

Water 12 Months/Average:  
Heating Oil 12 Months/Average:  
Energy Efficiency:  
Indoor Air Quality:  
Sustainability:

Heat Fuel: Natural Gas  
Cool Fuel: Electric  
Hot Water: Natural Gas

**FINANCIAL INFORMATION**

Earnest Money:  
Total Taxes: \$23,234  
Tax Year: 2017

Other Fees: /  
City/Town Tax:  
Refuse Fee:  
Water/Sewer Hook-up:  
Special Tax Assess: \$1,060  
Improvements: \$1,093,360  
Investor Ratio:

County Tax: \$22,175  
Tap:  
Front Foot Fee:  
Yr Assessed: 2017  
Total Tax Assessment: \$1,962,360  
Total Units:

Assessments:  
Land: \$869,000

Project Approved:  
Possession: Negotiable

**HOA/CONDO**

HOA Fee: \$455.00/ Monthly  
Condo/Coop Fee: /  
HOA/Condo/Coop Amenities: Common Grounds, Concierge, Security  
HOA/Condo/Coop Rules:  
HOA/Condo/Coop Fee Includes: Lawn Care front, Master Ins Policy, Management  
HOA/Condo/Coop Management:

HOA: Yes

**LEGAL INFORMATION**

Tax Map: 0204 29 0081  
Section: 2  
Liber:  
Zoning Code: 110  
Historic Designation ID:  
Contract Info: None  
Disclosures: None  
Documents:  
Special Permits:

Lot #: 81  
Phase:  
Folio: 204

Block/Square:  
Parcel Number:

Master Plan Zoning:

Broker Name: McEneaney Associates, Inc.

List Date: 16-Feb-2018  
VRP: No  
Low Price: \$2,149,000

Orig List Price: \$2,499,999  
Prior List Price: \$2,199,000  
Status Change Date: 29-Jun-2018

Off Mkt Date:  
DOM-MLS: 133  
DOM-Prop: 133

**SOLD INFORMATION**

Contingency Type: Other  
Contract Date: 29-Jun-2018  
Close Date: 22-Aug-2018

Last Cont Expires: 22-Aug-2018  
Sell/Rent Agency: Buyer Agency  
Close Price:

# of Hrs to KO:  
Seller Subsidy: \$0

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

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