

# Client Full

**7815 Crownhurst Ct, Mclean, VA 22102**

**Pending**

**Residential**

**\$2,850,000**



**Recent Change: 08/02/2019 : Pending : A/C->PND**

MLS #:	VAFX925278	Beds:	5
Tax ID #:	0204 29 0078	Baths:	5 / 2
Ownership Interest:	Fee Simple	Above Grade Fin SQFT:	5,700 / Estimated
Association:	HOA	Price / Sq Ft:	500.00
Structure Type:	Detached	Year Built:	2002
Levels/Stories:	3+	Property Condition:	Turn Key, Shows Well
Waterfront:	No	Style:	French
Views:	Scenic Vista	Central Air:	Yes
Garage:	Yes	Basement:	Yes

## Location

County:	Fairfax, VA	School District:	Fairfax County Public Schools
In City Limits:	No	High School:	Langley
Legal Subdivision:	GARFIELD PARK	Middle/Junior School:	Cooper
Subdiv / Neigh:	The Reserve	Elementary School:	Churchill Road
Directions:	Dolley Madison/123 to East on Old Dominion, Right on Dominion Reserve, Through Guard House to Left on Centrillion, Right on Crownhurst Court		

## Association / Community Info

HOA:	Yes	HOA Fee:	\$435 / Monthly
Property Manager:	No	Association Recreation Fee:	No
Association Fee Incl.:	Common Area Maintenance, Lawn Care Front, Other, Security Gate, Snow Removal		

## Taxes and Assessment

Tax Annual Amt / Year:	\$27,821 / 2018	Tax Assessed Value:	\$2,306,000 / 2018
County Tax:	\$26,519 / Annually	Imprv. Assessed Value:	\$1,420,000
Clean Green Assess:	No	Land Assessed Value:	\$886,000
Municipal Trash:	No	Special Assmt:	\$1,303
Agricultural Tax Due:	No	Historic:	No
Zoning:	110	Section:	3
Tax Book:	204	Block/Lot:	78

## Rooms

			<b>Bed</b>	<b>Bath</b>
Utility Room:	Lower 1	19 x 15, Basement - Unfinished	Main	2 Half
Game Room:	Lower 1	34 x 11, Wet Bar	Upper 1	4 Full
Storage Room:	Lower 1	16 x 11, Basement - Unfinished	Lower 1	1 Full
Bedroom:	Lower 1	14 x 13, Flooring - Carpet		
Great Room:	Lower 1	22 x 20, Flooring - Carpet		
Media Room:	Lower 1	18 x 15, Flooring - Carpet		
Full Bath:	Lower 1	Flooring - Tile		
Other:	Lower 1	15 x 12, Built-Ins, Flooring - Tile		
Exercise Room:	Lower 1	14 x 9		
Family Room:	Main	21 x 20, Built-Ins, Ceiling Fan(s), Fireplace - Gas, Flooring - HardWood		
Study:	Main	16 x 15, Built-Ins, Flooring - HardWood		
Laundry:	Main	12 x 7, Flooring - Tile		

Living Room: Main 23 x 15, Fireplace - Gas, Flooring - HardWood  
 Dining Room: Main 19 x 14, Flooring - HardWood, Formal Dining Room  
 Kitchen: Main 28 x 16, Breakfast Room, Dining Area, Flooring - HardWood, Island, Kitchen - Eat-in, Pantry  
 Foyer: Main Flooring - HardWood  
 Master Bathroom: Upper 1 Flooring - Tile  
 Bedroom: Upper 1 16 x 14, Attic - Access Panel, Flooring - HardWood, Walk-In Closet(s)  
 Bedroom: Upper 1 21 x 15, Ceiling Fan(s), Flooring - HardWood, Walk-In Closet(s)  
 Bedroom: Upper 1 15 x 14, Ceiling Fan(s), Flooring - HardWood, Walk-In Closet(s)  
 Master Bedroom: Upper 1 23 x 22, Ceiling Fan(s), Flooring - HardWood, Walk-In Closet(s)

**Building Info**

Builder Model: Elysee/Exquisite Construction Materials: Stone, Vinyl Siding  
 Builder Name: Yeonis & Ellis Below Grade Unfin SQFT: 461 / Estimated  
 Above Grade Fin SQFT: 5,700 / Estimated  
 Below Grade Fin SQFT: 2,200 / Estimated  
 Total Below Grade SQFT: 2,661 / Estimated  
 Total Fin SQFT: 7,900 / Estimated  
 Tax Total Fin SQFT: 5,948  
 Total SQFT: 8,361 / Estimated  
 Wall & Ceiling Types: 9Ft+ Ceilings, Tray Ceilings  
 Basement Type: Connecting Stairway, Daylight, Partial, Full, Improved, Interior Access, Windows

**Lot**

Lot Acres / SQFT: 0.84a / 36,519sf / Assessor Lot Features: Backs to Trees, Cul-de-sac, Front Yard, Landscaping, No thru street  
 Views: Scenic Vista  
 Location Type: Near National Park

**Interior Features**

Interior Features: Attic, Built-Ins, Butlers Pantry, Crown Moldings, Dining Area, Double/Dual Staircase, Family Room Off Kitchen, Formal/Separate Dining Room, Kitchen - Country, Kitchen - Eat-In, Kitchen - Gourmet, Kitchen - Island, Kitchen - Table Space, Master Bath(s), Sauna, Upgraded Countertops, Walk-in Closet(s), Wet/Dry Bar, Window Treatments, Wine Storage, Wood Floors, 2 Fireplace(s), Fireplace - Glass Doors, Gas/Propane, Built-In Microwave, Cooktop, Dishwasher, Disposal, Dryer-Front Loading, Exhaust Fan, Humidifier, Icemaker, Oven-Double, Oven-Wall, Refrigerator, Six Burner Stove, Stainless Steel Appliances, Washer- Front Loading, Accessibility Features: Other, Electric Alarm, Door Features: French, Insulated, Window Features: Bay/Bow, Double Pane, Insulated, Screens, Main Floor Laundry

**Exterior Features**

Exterior Features: Extensive Hardscape, Lawn Sprinkler, Underground Lawn Sprinkler, Patio(s), Porch(es), Terrace

**Parking**

Parking: Attached Garage, 3-Car Garage, 3 Attached Garage Spaces, Garage - Side Entry, 3 Total Garage and Parking Spaces, Asphalt Driveway, Paved Driveway, Private Parking

**Utilities**

Utilities: Cable TV Available, Under Ground, Central A/C, Cooling Fuel: Electric, Heating: Forced Air, Zoned, Heating Fuel: Natural Gas, Hot Water: Natural Gas, Water Source: Public, Sewer: Public Sewer

**Remarks**

Public: This French Country style home is truly beautiful and exquisite in every way. Designer appointments and rich finishes throughout. Architectural features include 10 ft ceilings, eight sets of French doors with arched transoms opening to front and back covered loggias, a gallery flanked by walls of windows connecting the formal and informal spaces and walls of windows allowing rooms to be drenched in natural light. The gracious foyer with dramatic staircase goes from the front to the back of the house offering great flow for entertaining. The gourmet kitchen with top of the line appliances opens to the family room with a sit up breakfast bar. The upper level has 10 ft ceilings and with three en suites and a luxury master suite with 12 ft tray ceiling and an absolutely fabulous designer bathroom with all the bells and whistles including heated floors and heated shower benches and a huge his and hers closet. The lower level is finished with a kitchenette, a complete movie theater, wine room, exercise room, guest suite with a full bath with a sauna and a spacious rec room. Located on a cul de sac, the property is lushly landscaped including flagstone walkways and significant hardscaping. The very private totally fenced

backyard includes a covered loggia complete with arches and columns, a stone and granite outdoor kitchen with grill and expansive terrace with scenic vistas. The house is equipped with a whole house generator. Spacious 3 car side-loading garage. The Reserve is a great neighborhood for walking and for immediate access to 495 and the Toll Road.

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**Listing Details**

Original Price:	\$2,850,000	DOM:	165
Vacation Rental:	No	Off Market Date:	08/02/19
Sale Type:	Standard	Documents Available:	Other, Plat, Seller's Property Disclosure
Listing Term Begins:	02/19/2019		
Possession:	Settlement		
Disclosures:	Prop Disclosure		

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**Sale/Lease Contract**

Agreement of Sale Dt:	06/27/19	Close Date:	08/16/19
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