

Agent Full

1033 Founders Ridge Ln, Mclean, VA 22102

Active

Residential

\$2,550,000



Recent Change: **06/21/2022 : New Active : ->ACT**
Upcoming OH: Public: Sat Jun 25, 12:00PM-2:00PM Method: In-Person Only

MLS #:	VAFX2078606	Beds:	5
Tax ID #:	0204 29 0128A	Baths:	5 / 1
Ownership Interest:	Fee Simple	Above Grade Fin SQFT:	5,661 / Assessor
Association:	HOA	Assessor AbvGrd Fin SQFT:	5,661
Structure Type:	Detached	Price / Sq Ft:	450.45
Levels/Stories:	3	Year Built:	2004
Waterfront:	No	Style:	Colonial
Garage:	Yes	Central Air:	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

Association / Community Info

HOA:	Yes	HOA Fee:	\$435 / Monthly
HOA Name:	THE RESERVE HOMEOWNERS ASSOCIATION	Property Manager:	Jo Banky
Prop Mgmt Company:	Community Association Services, Inc.		
Property Manager:	Yes		
Mgmt Co. Phone:	(301) 840-1800		
Association Fee Incl.:	Common Area Maintenance, Lawn Care Front, Lawn Care Side, Management, Reserve Funds, Security Gate, Snow Removal, Trash		
Amenities:	Concierge, Gated Community, Meeting Room, Security		

Taxes and Assessment

Tax Annual Amt / Year:	\$29,573 / 2022	Tax Assessed Value:	\$2,535,150 / 2022
Zoning:	R-1(RESIDENTIAL 1 DU/AC)		

Rooms

			Bed	Bath
Bedroom 4:	Upper 1	17 x 13, Attached Bathroom, Flooring - HardWood, Walk-In Closet(s)	Main	1 Half
Sitting Room:	Upper 1	18 x 15, Flooring - HardWood, Primary Bedroom - Sitting Area	Upper 1	4 Full
Bedroom 3:	Upper 1	13 x 17, Attached Bathroom, Flooring - HardWood, Walk-In Closet(s)	Lower 1	1 Full
Bedroom 2:	Upper 1	13 x 17, Attached Bathroom, Flooring - HardWood, Walk-In Closet(s)		
Primary Bedroom:	Upper 1	18 x 16, Attached Bathroom, Ceiling Fan(s), Flooring - HardWood, Primary Bedroom - Dressing Area, Walk-In Closet(s)		
Primary Bathroom:	Upper 1	21 x 20, Countertop(s) - Granite, Flooring - Tile, Soaking Tub, Walk-In Closet(s)		
Family Room:	Main	20 x 24, Flooring - HardWood		
Dining Room:	Main	17 x 20, Flooring - HardWood		
Kitchen:	Main	21 x 21, Breakfast Room, Countertop(s) - Granite, Double Sink, Flooring - HardWood, Kitchen - Eat-in, Kitchen - Gas Cooking, Pantry		
Foyer:	Main	10 x 13, Flooring - HardWood		
Living Room:	Main	15 x 18		

Breakfast Room:	Main	12 x 16, Flooring - HardWood
Sun/Florida Room:	Main	11 x 16, Fireplace - Gas, Flooring - Tile
Study:	Main	17 x 19, Flooring - HardWood
Laundry:	Main	9 x 9, Countertop(s) - Solid Surface, Flooring - Tile
Mud Room:	Main	8 x 11, Flooring - Tile
Bedroom 5:	Lower 1	15 x 17, Attached Bathroom, Flooring - Carpet, Walk-In Closet(s)
Exercise Room:	Lower 1	17 x 17, Flooring - Carpet
Recreation Room:	Lower 1	21 x 51, Flooring - Carpet, Wet Bar
Storage Room:	Lower 1	15 x 17, Flooring - Concrete
Storage Room:	Lower 1	25 x 38, Flooring - Concrete
Media Room:	Lower 1	15 x 19, Flooring - Carpet
Bonus Room:	Lower 1	12 x 15, Flooring - Carpet

Building Info

Builder Model:	STRATHMORE	Construction Materials:	Brick, Combination
Builder Name:	GULICK	Below Grade Unfin SQFT:	500 / Estimated
Above Grade Fin SQFT:	5,661 / Assessor	Flooring Type:	Carpet, Ceramic Tile, Hardwood
Below Grade Fin SQFT:	2,766 / Estimated	Roof:	Shingle
Total Below Grade SQFT:	3,266 / Estimated		
Total Fin SQFT:	8,427 / Estimated		
Total SQFT:	8,927 / Estimated		
Wall & Ceiling Types:	2 Story Ceilings, 9Ft+ Ceilings, Cathedral Ceilings, Dry Wall, Vaulted Ceilings		
Foundation Details:	Concrete Perimeter		
Basement Type:	Fully Finished, Heated, Outside Entrance, Rear Entrance, Walkout Stairs		

Lot

Lot Acres / SQFT:	0.97a / 42084sf / Assessor	Road:	City/County, Public
		Lot Features:	Landscaping, Private, Rear Yard, SideYard(s)

Parking

Attached Garage - # of Spaces	3	Features:	Attached Garage, Garage Door Opener, Garage - Side Entry, Oversized Garage
Total Parking Spaces	3		

Interior Features

Interior Features:	Attic, Breakfast Area, Carpet, Ceiling Fan(s), Chair Railings, Crown Moldings, Dining Area, Double/Dual Staircase, Family Room Off Kitchen, Floor Plan - Open, Floor Plan-Traditional, Formal/Separate Dining Room, Kitchen - Eat-In, Kitchen - Gourmet, Kitchen - Island, Kitchen - Table Space, Pantry, Primary Bath(s), Recessed Lighting, Soaking Tub, Sprinkler System, Wet/Dry Bar, Window Treatments, Wood Floors; Fireplace(s): 1, Fireplace - Glass Doors, Gas/Propane, Mantel(s), Stone; Built-In Microwave, Cooktop, Dishwasher, Disposal, Dryer, Icemaker, Oven - Double, Oven - Wall, Range Hood, Refrigerator, Six Burner Stove, Stainless Steel Appliances, Washer, Water Heater; Accessibility Features: None; 24 Hour Security, Electric Alarm, Exterior Cameras, Monitored, Motion Detectors, Security Gate, Security System, Smoke Detector; Door Features: Double Entry, French, Insulated, Six Panel; Window Features: Double Pane, Insulated; Main Floor Laundry
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Exterior Features

Exterior Features:	Extensive Hardscape, Exterior Lighting, Lawn Sprinkler, Stone Retaining Walls, Street Lights; Patio(s); Pool: No Pool
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Utilities

Utilities:	Cable TV Available, Natural Gas Available; Central A/C, Zoned; Cooling Fuel: Electric; Electric Service: 220 Volts, 60 Amp Service, Circuit Breakers, Generator, Underground; Heating: Forced Air, Zoned; Heating Fuel: Natural Gas; Hot Water: Natural Gas; Water Source: Public; Sewer: Private Septic Tank; Internet Services: Cable, Fiber Optic, Satellite
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Remarks

Agent:	This is your buyer's chance to make an offer on a beautiful home at an incredible price. This home can be sold fully furnished with all of it's high-end furnishings, authentic Persian rugs, and wonderful artwork.
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Public:	A Fabulous Find on Founders Ridge. Perched high on a premier lot in one of the National Capital Region's most prestigious neighborhoods -- The Reserve in McLean. This Gulick Strathmore model commands attention from passersby. And wait until you see the inside. It's perfect for everyday living and grand entertaining. The handsome double hardwood doors welcome guests into the soaring two-story foyer, light cascading from the windows above, and flanked by the embassy-sized dining room on the right. The elegant formal powder room and private library are on your left. An expansive gourmet kitchen features a generous center island, custom Decora cabinetry, professional appliances, polished granite countertops and borders a bright breakfast room that leads to an inviting sunroom with a beautiful gas fireplace and stone surround. A warm family room and graceful living room finish the main level. The owners suite consists of three distinct areas: a spacious sitting room, tranquil sleeping space looking out onto the manicured rear yard, and an indulgent owners suite bathroom with sizable dual walk-in closets. Three secondary bedrooms complete the upper level, and all include ample walk-in closets and luxurious ensuite bathrooms. The vast walk-up lower level includes a fun game room with a built-in wet bar, fully-equipped exercise room, theater room, a fifth bedroom and an additional full bathroom. The Reserve is an exceptional estate community within a few minutes of the Capital Beltway. The unsurpassed scale of this subdivision includes 168 luxury homes built by
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award winning custom builders on 258 gentle, wooded rolling acres. This pristine, polished neighborhood boasts impressive one-of-a-kind streetscapes and spectacular stone walls throughout the subdivision. The Reserve offers residents some of the finest schools in the nation, world class shopping nearby and 24-hour, 7-day a week security from the guard staff stationed at the Reserve's iconic gatehouse.

Listing Office

Listing Agent: [Tania Squadrini Hosmer](#) (3000356) (Lic# 0225175516) (703) 403-8225
Listing Agent Email: taniahosmer@gmail.com
Broker of Record: Ron Cathell (44611) [Click for License](#)
Listing Office: [Keller Williams Realty](#) (KWR21) (Lic# Unknown)
6820 Elm St, McLean, VA 22101-6008
Office Phone: (703) 636-7300 Office Fax: (703) 636-7301
Designated Rep: Yes

Showing

Appointment Phone: (703) 403-8225 [🕒 - Schedule a showing](#)
Showing Contact: Agent Lock Box Type: None
Contact Name: Tania Hosmer
Showing Requirements: 2 Hours Notice
Showing Method: In-Person and Live Video
Directions: GPS

Compensation

Buyer Agency Comp: 3% Of Gross Dual/Var Comm: No

Listing Details

Original Price: \$2,550,000 Owner Name: See Tax Records
Vacation Rental: No DOM / CDOM: 2 / 16
Listing Agrmnt Type: Exclusive Right Original MLS Name: BRIGHT
Prospects Excluded: No Expiration Date: 12/31/22
Listing Service Type: Full Service
Dual Agency: Yes
Sale Type: Standard
Listing Term Begins: 06/21/2022
Listing Entry Date: 06/21/2022
Possession: Negotiable

Public: 06/25/2022 12:00PM-2:00PM Method: In-Person Only