

3706 Dulwick Drive, Unit #41-A Silver Spring, MD 20906

\$399,900



Built In: 1974 **Subdivision:** Rossmoor Mutual #13 **Condo/HOA Fee:** \$733/month*

**Condo/HOA fee includes exterior building maintenance, cable TV, insurance, management, reserve funds, trash removal, water*

Estimated property tax and non-tax charges in the first fiscal year of ownership is: \$2815.

The John Burgess Group of Realty Executives Premier is proud to present this lovely two-bedroom, two full bath patio duplex home in Rossmoor Mutual #13 at the gated, adult living community of Leisure World. This light and bright unit with oversized double-pane windows features an excellent floor plan – foyer entry, spacious living room / dining room combination, updated kitchen and morning room, and includes an attached two-car garage, two-car driveway and fenced patio area. This home has been freshly painted and boasts new synthetic hardwood flooring, new carpet, ceramic tile, granite countertops, stainless steel appliances, new lighting and a fresh landscape package. Both bathrooms have been updated with new vanities, mirrors, commodes, lighting and brushed nickel faucets and fixtures. Complete with all the Leisure World amenities including restaurants, swimming pools, tennis courts, golf course, exercise room, party rooms and more, and conveniently located close to major thoroughfares, public transportation, shopping, restaurants and recreation, this home has it all! Visit www.JohnBurgessRealtor.com for a Visual Tour and Property Disclosures.

Features:

- Foyer entry with new overhead light, coat closet
- Living room/dining room combination with new synthetic hardwood floors, two oversized, double-paned windows
- Updated kitchen with new: synthetic hardwood floors, white cabinets with brushed nickel handles, granite countertops, ceramic tile backsplash, stainless steel deep trough sink with telescoping faucet, stainless steel appliance package (electric stove, overhead microwave, side-by-side refrigerator with dispenser, dishwasher), overhead light
- Morning room with new overhead light, exit to patio
- Full hall bath with new: marble tile floor, vanity, mirror, light & commode, tub with shower & ceramic surround
- Master bedroom with new carpet, mirrored sliding double-door closet, oversized double pane window
- Master bath with new: ceramic tile floor, vanity, mirror, light & commode, seated tub with shower & ceramic surround
- Bedroom #2 with new carpet, accordion double-door closet, oversized double pane window
- Laundry/utility closet with mirrored sliding doors, washer, dryer, hot water heater, furnace, attic entrance
- Fresh paint throughout, new cover-plates & switches
- Patio enclosed with vinyl fencing, flower bed, gate exit to driveway
- Two-car garage, two-car driveway
- Covered front porch
- Fresh landscape package
- Leisure World amenities

John Burgess Group
301.681.5093

Info@JohnBurgessRealtor.com
www.JohnBurgessRealtor.com

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Realty Executives Premier
3919 National Drive, Suite 310
Burtonsville, MD 20866
301-476-7700

