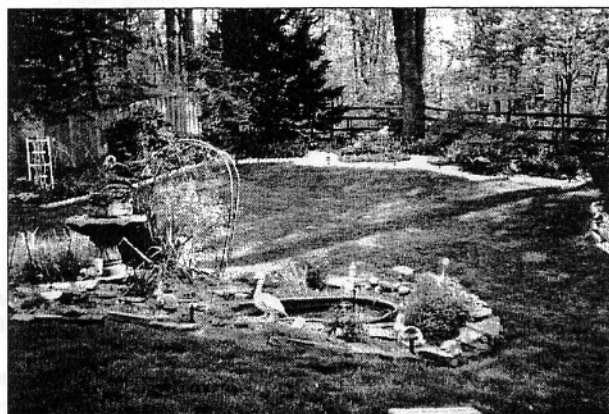
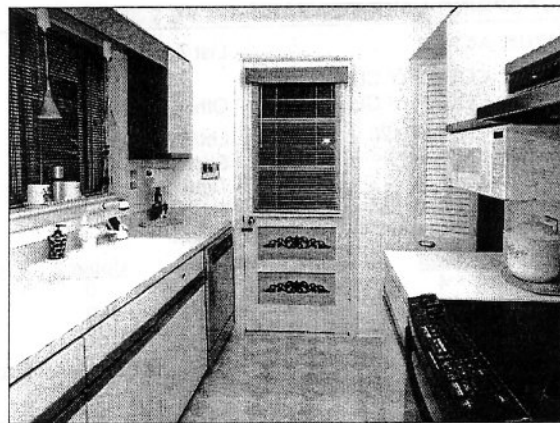
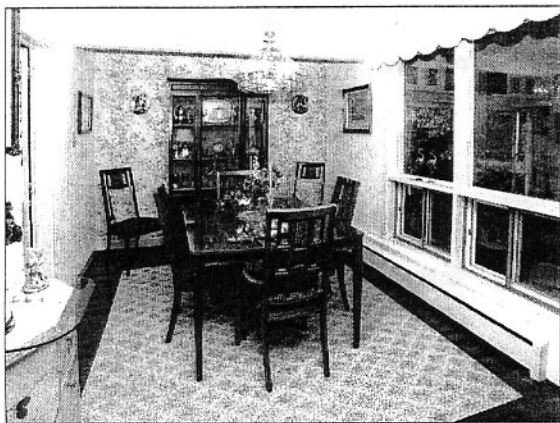
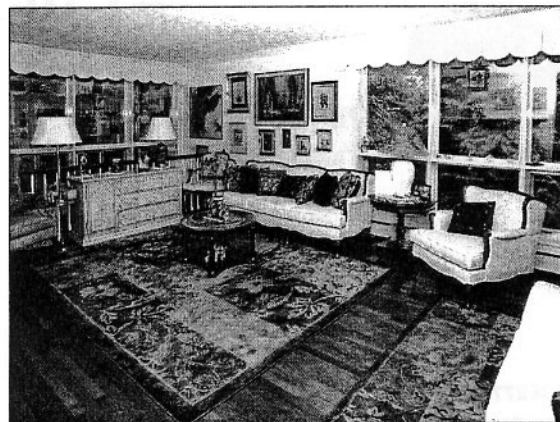


Relaxing in Paradise

JUNE, 2005



3407 Spring Lake Terrace

Fairfax City/Country Club Hills

**Debbie Dogrul
Associates, LLC**

#1 in Fairfax County

703-425-3582

www.DialDebbie.com

- Four bedroom three full bath cozy home on private lot backing to park
- Hardwood floors throughout main level
- Two custom bay windows
- Two patios for rest and relaxing and a three season room addition
- Striking brick fireplace and 2nd fireplace in lower level
- Shows pride of ownership from long time owners
- Walk to Cue bus or short drive to metro
- Walk to restaurants, schools, park and playground
- Amazing garden with pond and custom light work





Debbie Dogrul
Associates, LLC

#1 in Fairfax County

Phone: (703) 204-1155

Fax: (703) 204-1037

DebbieDogrul@DialDebbie.com

FC5277335

Residential

3407 SPRING LAKE TER FAIRFAX, VA 22030-2032

STATUS: ACTIVE

Leg. Sub: COUNTRY CLUB HILLS

Adv. Sub: COUNTRY CLUB HILLS

Lot AC/SF: 12,197/0.28

#Lvs: 2 #Fpls: 2

Main Entrance:

Tax Map: 57 2 10 284

List Type: Excl. Right

Other Fee:/mo pd

Lot/Block/Square: 284/

Style: Rambler

Type: Detached

TH Type:

Parcel:

Ownership: Fee Simple, Sale

HOA FEE: /mo pd

GROUND RENT:

TAXES: \$3,731

Tax Year: 2005

Tax ID #: 56653

Model:

Liber:

Map Coord: 14A8

Area:

Age: 50

Year Built: 1955

Finished SF:

Folio:

	<u>Total</u>	<u>Main</u>	<u>Upper 1</u>	<u>Upper 2</u>	<u>Lower 1</u>	<u>Lower 2</u>	<u>Schools</u>
BR:	4	3	0	0	1	0	ES: Daniels Run
FB:	3	1	0	0	2	0	MS: Lanier
HB:	0	0	0	0	0	0	HS: Fairfax

Rooms: Bedroom-First, Bedroom-Fourth, Bedroom-Second, Bedroom-Third, Dining Room, Family Rm, Florida/Sun Rm, Kitchen, Living Room, Other Room 1

Master Bedroom 2

First Bedroom: 13 x 8 Main

Second Bedroom: 10 x 10 Main

Third Bedroom: 12 x 11 Main

Fourth Bedroom: 10 x 11 Lower 1

Living Room: 18 x 13 Main

Dining Room: 12 x 9 Main

Kitchen: 13 x 8 Main

Breakfast

Family: 15 x 26 Lower 1

Den:

Library:

Sitting:

Othr Rm: 24 x 7 Main

Othr Rm 2:

Foyer:

Garage:

Carport:

Unfinished:

Basement: Yes, Fully Finished, Walkout Level, Side Entrance

Parking: Garage Garage Type- Attached,

Heat: Radiant, Natural Gas

Cool: Central A/C, Electric

TV/Cable/Comm:

Hot Water: Natural Gas

Water/Sewer/Septic: Public/Public Sewer

INTERIOR: Dishwasher, Disposal, Dryer, Exhaust Fan, Ice maker, Microwave, Refrigerator, Stove, Washer, Auto Gar Dr Opn, Built-in Bookcases, Drapery Rods, Drapes/Curtains, Entry Lvl BR, FP Mantels, FP Screen, MBR-BA Full, Washer/Dryer Hookup, Wood Floors, , Kit-Table Space, Liv-Din Combo, ,

EXTERIOR: Brick, Brick and Siding, Shingle-Asphalt, . . . , 1 mi-Metro Bus, Rsh Hr Comm Svc,

REMARKS:

(4BR, 3BA)A relaxing gem backing to park, close to metro. Many upgrades include: hardwoods, crown molding, stainless steel appliances, newer roof, recessed lighting. Bath with custom tile. Refinished lower level. 2 bay windows. 2 fireplaces, 2 patios. Sunroom with vaulted ceiling. Walk-in pantry. walk-out lower level. Garden with custom lighting. Fax contracts to 703-204-1037

DIRECTIONS: [50W: L OLD LEE HWY, R BROOKWOOD, L SPRINGLAKE TER TO 3407.

Broker: LONG & FOSTER REAL ESTATE, INC., LNG79

Listing Agent: DEBBIE DOGRUL

Gar/Carpt/Assigned: 1//