



Debbie Dogrul Associates, LLC

#1 in Fairfax County



Phone: (703) 425-3582

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DebbieDogrul@aol.com

3429 BROOKWOOD DR FAIRFAX, VA 22030-2043

List Type: Excl. Right

Ownership: Fee Simple, Sale

Leg. Sub: COUNTRY CLUB HILLS

Adv. Sub: COUNTRY CLUB HILLS

Other Fee: /

HOA FEE: /

GROUND RENT:

Map Coord: 14A8

Lot AC/SF: 0.00/0

Lot/Block/Square: 26/

TAXES: \$3,644

Area:

#Lvls: 2 #Fpls: 2

Style: Rambler

Tax Year: 2006

Age: 53

Main Entrance: Foyer

Type: Detached

Tax ID #: 47812

Year Built: 1954

Tax Map: 58 1 06 026

TH Type:

Model:

Finished SF: 0

Parcel:

Liber:

Folio:

	Total	Main	Upper 1	Upper 2	Lower 1	Lower 2
BR:	4	3	0	0	1	0
FB:	2	1	0	0	1	0
HB:	0	0	0	0	0	0

Schools

ES: Daniels Run

MS: Lanier

HS: Fairfax

Rooms: Living Room, Dining Room, Bedroom-Second, Bedroom-Third, Bedroom-Fourth, Kitchen, Recreation Rm, Family Rm, Bedroom-First, Attic-Unfinished, Sun/Florida Room, Lndry-Sep Rm, Main Lvl BR, Recreation Room, Storage Room, Utility Room, Workshop

Master Bedroom:

Fifth

Rec Room: 13 x 9 Lower 1

Othr Rm 3:

Master Bedroom 2:

Living Room: 22 x 14 Main

Den:

Foyer:

First Bedroom: 13 x 8 Main

Dining Room: 13 x 10 Main

Library:

Garage:

Second Bedroom: 13 x 13 Main

Kitchen: 13 x 8 Main

Sitting:

Carport:

Third Bedroom: 10 x 10 Main

Breakfast

Othr Rm:

Unfinished:

Fourth Bedroom: 10 x 13 Lower 1

Family: 28 x 14 Lower 1

Othr Rm 2:

Basement: Yes, Full, Fully Finished, Side Entrance, Walkout Stairs, Side Entrance

Parking: Drvwy/Off Str

Gar/Carpt/Assigned: //

Heat: Radiant, Oil

Cool: Central A/C, Electric

TV/Cable/Comm:

Hot Water: Electric

Water/Sewer/Septic: Public/Public Sewer

Handicap: None

INTERIOR: Style: Floor Plan-Open

Appliances: Central Vacuum, Dishwasher, Disposal, Exhaust Fan, Refrigerator, Stove

Amenities: Attic-Access Only, Built-in Bookcases, Cedar Closet, Drapery Rods, Drapes/Curtains, Entry Lvl BR, FP Mantels, FP Screen, Shades/Blinds, W/W Carpeting, Wood Floors

Security:

Din/Kit: Sep Dining Rm

Wall/Ceil:

Window/Door: Sliding Glass Dr, Storm Windows

EXTERIOR: Brick, Shingle-Asphalt, Deck, Fenced-Rear, , Landscaping, , ,

REMARKS: PICTURE PERFECT! Lovingly cared for by owners of 31 years. Gleaming hrdwds thruout mn lvl. Updtd kit: cermic tile flr, cabs, applncs. 2 wd-brnng brck fplcs. Spacious FR, DR. Fin light-filled LL w/rec room, 4th BR, full bath, wlk-in cedar clst. Four season sun rm, fncl bckryd. Brand new sewer line. Walk to schls. CUE bus, Ffx City shops/rstrnts. Watch fireworks from new driveway!

DIRECTIONS: Frm Ffx City: N Old Lee Hwy, L Brookwood

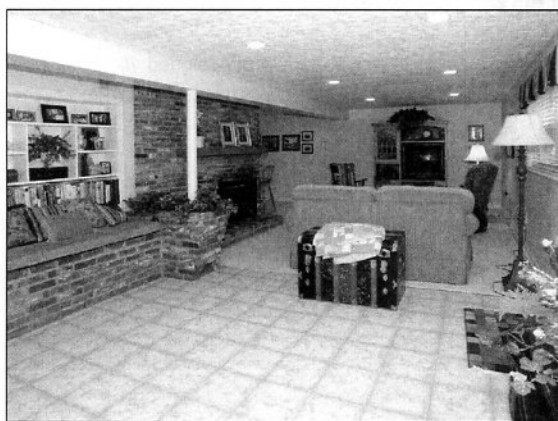
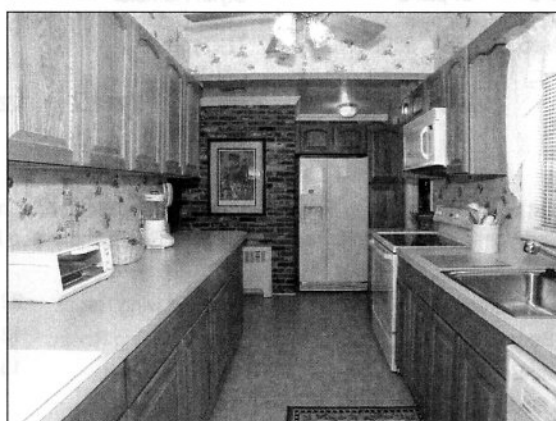
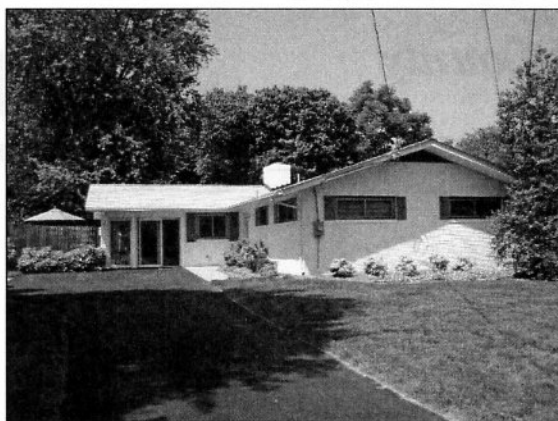
Broker: LONG & FOSTER REAL ESTATE, INC., LNG79

Listing Agent: DEBBIE DOGRUL

Email: debbieogrul@aol.com



Hallmark of Elegance!



3429 Brookwood Drive

Fairfax

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www.DialDebbie.com



- Spacious 4 bedroom, 2 full bath Rambler lovingly cared for by owners of 31 years
- Gleaming hardwood floors flow throughout the main level
- Open and sunny four-season sun room off updated kitchen, enhanced by ceramic tile floor and newer cabinets
- Separate dining room and formal living room are warmed by a wood-burning fireplace
- Three sizeable bedrooms on the main level, plus an updated full bath
- Fully finished lower level boasts recessed lighting, second wood-burning fireplace, 4th bedroom, fully renovated full bath and walk-in cedar closet
- Exterior improvements include new roof (04), driveway (04) and sewer line (07)
- Watch the Fairfax City fireworks from the front yard!
- Excellent location: walk to schools, Cue Bus to Metro, and Olde Town Fairfax. Easy access to 50, 29, 236 and 66