

MAY 2007

Welcome to...



***9912 Pinehurst
Fairfax, Va 22030***

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Northern Virginia Homes

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Northern
Virginia Homes



You're Finally Home!

“When we renovated this home it was our intent to live here forever. We love Fairfax City..., this neighborhood in particular... with it's abundance of foliage. We love the location, low taxes and all the amenities that Fairfax City has to offer.....”

Life has a way of changing.... doesn't it? But isn't it nice to know that when you buy this beautiful home you'll enjoy the benefit of someone else's painstaking measures and such attention to detail that even the pickiest of homeowners could enjoy. This fabulously redesigned home has everything you could need... and more!

- Completely Renovated Main Kitchen (2005): Granite countertops, Upgraded Cherry Cabinets w/ Pull Out Shelves, New Stainless Steel Appliances, Refrigerator w/ Pull-Out Shelves, Stove w/Conventional and Convection Ovens
- Completely Renovated Bath Upstairs (2006): Custom Tiling, Custom Vanity & Top, Whirlpool Soaker Tub
- New Vinyl Windows (2006): Upscale Andersen Energy Efficient. Many have Horizontal Tilt Feature for Easy Cleaning
- Floor-To-Ceiling Windows Run Throughout Liv/Dining: Gorgeous Exterior Views!
- New Exterior Doors w/ Glass Inserts.
- New Interior Doors, Handles and Hinges
- Refinished Hardwood Floors: Main Level, Dining, Living, Hallway into 3 Bedrooms
- ELFA Closet System on Main Level
- Roof, Venting, Chimney Caps w/ Screening, Gutter & Gutter Screens (2000)
- Hot Water Heater, Extra Large Capacity (2000)
- New Interior and Exterior Paint (2007)
- No Maintenance Deck and Front Walk Way (2003)
- Preventative Drainage Control for Unusually Rainy Seasons: French Drains w/ 2 (Upper and Lower Level) Auto Sump Pumps, LL with Battery Backup (2003), Gravity Drain Installed (2003) That Runs Through Neighbor's Yard to Creek
- New Concrete Stairs and Landing with Drain (Lower Level) (2003)
- Bricked Patio Entrance
- Custom Landscaping. Partially Fenced Yard. Patio for Private Dining.
- Lower-Level, “Mother-In-Law Suite” with Private Entrance, Living/Dining Area, Fireplace, Kitchenette (2003), Separate, Remodeled Bath (2006) and LARGE Bedroom with Equally Large Closet.
- 10x10 Room Converted to a HUGE closet for Storage and Off-Season Clothing, Lower Level.
- New Back Yard Shed Built to Withstand Strong Winds
- Insulated Sun Room Addition (May 2007)
- Walk to Fairfax High School and Daniels Run Elementary. Quiet End of Street.
- Extra Capacity Washer & Dryer
- **Lawn Care Paid Thru End of Season! Oil Care Plan Paid Through April 2008!**

• **Call 1-800-811-9496 x 1111**

for recorded message w/ more details and pricing.



VIRTUAL TOUR CAN BE SEE AT

www.mjhartley.com

Click on “My Listings” icon (below my picture) & scroll down to Country Club Hills.

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