

9316 LONG BRANCH PARKWAY SILVER SPRING

This incredibly relaxing 3 bedroom, 1.5 bath Colonial nestled on Long Branch Parkway –backing to a beautiful “take your breath away” wooded setting is almost too good to be true! It’s located in the Long Branch Village subdivision, which offers great community spirit and events like block parties and garden tours. Nearby Long Branch & Sligo Creek parks have beautiful jogging, biking and hiking trails along the creek. 495, the YMCA, Trader Joe’s and Starbucks are within five minutes. Two miles away, downtown Silver Spring is full of energy from its recent and ongoing revitalization. Great new restaurants like Jackie’s, Eggspectation, Austin Grill, Lebanese Taverna Café, and Macaroni Grill have opened their doors as well as Phillips Seafood, Chipotle, Adegas Wine, Panera Bread, and Pot Belly. Great arts and retail are also open: American Film Institute, Pyramid Atlantic Art Center, Ann Taylor Loft, Ulta Salon & Cosmetics, Borders Books, 20 screen Majestic Theater, Ben & Jerry’s, Bombay Company, and Pier One. An artistic and cultural community, downtown Silver Spring has several family events throughout the year including the Ethnic Heritage Festival, Holiday parade, Outdoor Music Festival and Silver Spring Swings Summer Concert series. You will also find a wonderful variety of restaurants from Ethiopian to Italian to Caribbean. The Silver Spring transit center includes Metrorail, Metrobus, Ride-on and MARC commuter service. This is a fantastic location, convenient to the beltway and metro and within 30 minutes of Baltimore, Annapolis, the White House, Tysons Corner, Alexandria, Reagan & BWI Airports.

GENERAL & EXTERIOR FEATURES

Solid block and brick construction, situated next to Long Branch Park
Sunny, landscaped front yard with Rhododendron, azaleas & sweet olive, stone front walk, newly rebuilt covered portico, freshly painted exterior, front door, shutters & new exterior light fixture
Large, terraced backyard oasis with newly built retaining walls that backs to creek, stone patio & shade garden with Hostas, Crepe Myrtles, Caladium, Cala lily, Elephant Ear, Butterfly Bush, and magnificent Maple trees
Professionally restored & re-glazed original windows, new HVAC Unit, refinished hardwood floors (3yrs), newer roof (3yrs), newer copper plumbing (3yrs), New & refinished hinges, door knobs, vent covers, & plate covers throughout

MAIN LEVEL FEATURES

Living room with stunning hardwood floors, wood-burning fireplace, new modern light fixture & two windows
Updated kitchen with fresh paint, new copper back splash, newer ceramic tile floor & corian countertops & maple cabinets (all 3yrs), new dishwasher & refrigerator, two new windows & rebuilt walk-in pantry
Dining room with fresh paint, modern light fixture, stunning wood floors & one window
Half bath with fresh paint, new window, ceramic tile floor & bench, large storage cabinet & new fixtures
Office/Den with fresh paint, 3 windows, newer berber carpet & closet
3rd Large bedroom with three windows & large closet

UPPER LEVEL FEATURES

Freshly painted Master bedroom with two large windows & new molding, walk-in closet & newer light fixture
2nd freshly painted bedroom w/two windows & new molding, built-in drawers, newer light fixture & rebuilt closet
Full bath w/restored ceramic tile, custom built medicine cabinet, rebuilt storage cabinet, new vanity, new light fixture & fresh paint

LOWER LEVEL FEATURES

Newly remodeled family room w/fresh paint, new berber carpet, new dry-walled ceiling, 3 new light fixtures & gorgeous new custom built vented glass block window
Large storage area & laundry room with utility sink, work bench & two new vented glass block windows

THIS EXCEPTIONAL HOME IS OFFERED AT \$410,000!

Estimated Total Tax : \$4,305.94 Lot Size: 6,071 Legal: Long Branch Village Lot: 4 Block: 5 Built: 1943
Elementary: Oak View Middle: Eastern High: Blair/ Down County Consortium (see MCPS Web Site)
All information deemed reliable but not guaranteed



CALL DONNA TODAY FOR MORE INFORMATION
301-608-4454 OFFICE
WWW.PUREENERGYTEAM.COM
DONNA@PUREENERGYTEAM.COM EMAIL

