

17733 Phelps Hill Lane

Rockville, MD 20855

List Price \$475,000 ~ Redland Estates



Welcome to this fantastic upscale garage Townhome conveniently located approx. 2.5-miles to Shady Grove Metro! This wonderful home is loaded with great features and amenities including: Gorgeous wood floors, awesome island Kitchen with granite counters, stainless appliances and tile backsplash, Family room and Dining that share a 2-sided gas fireplace, plus a large Living room with bay window and French doors.

The upper level offers a lovely Master Bedroom with walk-in closet and deluxe Bath with double sink vanity plus a separate tub and shower. There are two additional Bedrooms that share a pretty hall Bath plus upstairs laundry. The fully finished daylight lower level has a large Recreation room with a 2nd half-bath and access to the 2-car rear entry Garage. Conveniently located within walking distance to shopping and restaurants and only 2.5-miles to Metro this fantastic home is just waiting for its next loving owner!



Robert Kerxton • 301.785.9075



Email: rkerxton@remax.net

Office: 301-774-5900

www.RobertKerxton.com



MAIN LEVEL:

- Foyer entry with pretty wood floor, coat closet and Powder room
- Living room with bay window, crown molding and French doors
- Dining room with tray ceiling, moldings and gas fireplace
- Island Kitchen with granite counters, stainless appliances, tile backsplash, pantry and tile floor
- Family room off the Kitchen with gas fireplace and sliding glass doors to the deck



UPPER LEVEL:

- Lovely Master bedroom with walk-in closet
- Deluxe garden Bath with double sink vanity, separate tub and shower
- Two additional nice sized Bedrooms
- Pretty hall bath
- Laundry closet

LOWER LEVEL:

- Large day-light Recreation room with nice carpeting
- 2nd half-bath
- Utility closet
- Access to the rear entry 2-car Garage with automatic opener





OTHER GREAT FEATURES AND AMENITIES:

- Built in 2008 ~ Redland Estates
- Approx. 2.5 miles to Shady Grove Metro and walk to shopping and restaurants
- Natural gas heat, hot water and cooking ~ Approx. 2250 sq ft of finished space
- Current Schools:
Mill Creek Towne Elementary
Shady Grove Middle
Magruder High
- One Year HMS Home Warranty for the new owner
- Real Property Estimated Tax and Other Non-tax Charges a new owner will pay in the first full fiscal year of ownership \$4897.72 ~ HOA \$123 per month



