

# 364 Picea View Court

Rockville, MD 20850

List Price \$849,900 ~ Piedmont Crossing



Welcome to this gorgeous 4 Bedroom, 4.5 Bath “like new” Toll Brothers popular Crestbrooke model located in Piedmont Crossing! This beautiful home, situated on one of the larger lots, includes approximately 4500 finished sqft (tax record is incorrect) and is loaded with tons of custom upgrades! Fantastic features include beautiful hardwood flooring throughout the main and upper levels, formal Living and Dining rooms with elegant moldings, main level Office, stunning gourmet Island Kitchen with stainless steel appliances, granite counters and Breakfast area all open to the wonderful Family room with gas fireplace and doors to the awesome custom deck perfect for entertaining!

The upper level offers a lovely Primary suite with tray ceiling, two large walk-in closets plus a luxurious bathroom showcasing a corner soaking tub and over-sized glass shower, double-sink vanity with makeup area and granite countertops, water closet and vaulted ceiling. There are three additional nice sized Bedrooms, one has its own upgraded ensuite bath, and the other two share an upgraded Hall bath. The tremendous fully finished walkout lower level has 9’ ceilings, beautiful LVP flooring, a great Rec room with a granite counter wet bar and beverage cooler plus doors to the brick patio and rear yard, Game and Exercise areas, multi-purpose Bonus room, 4th full bath plus a large storage room with built-in shelving! Other great features include 6 ceiling fans, 12” ceramic tile in all the baths, natural gas heat, hot water and cooking, two-zoned heat and air-conditioning, ethernet and cable distribution throughout the house, custom deck and patio with a nice-sized rear yard to enjoy and entertain, professional landscaping with additional trees, rocks and brick walkway from the front to the back patio. This home has all the bells and whistles! Enjoy the community dog park and playground plus only 2.5-miles to Metro with and just minutes to ICC, 270/370!



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## OTHER FACTS AND FEATURES:

- Built in 2014 ~ Piedmont Crossing Community
- Toll Brothers Crestbrooke model with approx. 4500 finished sqft.
- Professionally landscaped .175-acre Lot (7607 sqft)
- Custom Deck & Patio with a nice sized rear yard to enjoy and entertain
- KitchenAid upgraded appliances & extra recessed lighting
- Current Schools:
  - Washington Grove Elementary
  - Forest Oak Middle
  - Gaithersburg High
- Estimated property tax and non-tax charges a new owner will pay in the first full fiscal year of ownership \$6,916.20 – HOA \$190 – Yearly Private Utility \$630





