

# Recent Home Sale: 3100 N LEISURE WORLD BLVD #303 - \$404,190



**Remarks** Welcome to The Overlook at Leisure World, one of the newest residential buildings in this spectacular 55+ community, where an easy carefree lifestyle with loads of amenities awaits you! This beautiful "model KK", 2 bedroom/2 bath light filled condo has a bonus den/office and is conveniently located close to the elevators. You'll love the updated hardwood flooring and the open living/dining room area. Relax by the cozy gas fireplace or sit and read a book in the den which includes built in shelving. Enjoy the beautiful views from the expansive sun room with floor to ceiling windows! With heat and a/c vents, this space can be used year round. The table space kitchen has plenty of cabinets along with extra built in shelving. The primary bedroom has a walk in closet and glass sliders leading to the sunroom. There is a generous second bedroom that also provides access to the sunroom. An indoor parking space and storage unit are included. The gated community allows residents to enjoy resort style living with an 18-hole golf course, two neighborhood clubhouses, tennis courts, indoor/outdoor pools, walking trails, community fitness center, library, medical center, transportation service and much more!

Rooms	Total	Main
Bedrooms	2	2
Full Baths	2	2
Half Baths		

## Basic Information

**Address** 3100 N LEISURE WORLD BLVD #303  
**City/Town** SILVER SPRING  
**State** MD  
**Zip Code** 20906  
**County** MONTGOMERY  
**Type** Unit/Flat/Apartment  
**MLS#** MDMC2000730

**Ownership** Condominium  
**Style** Unit/Flat  
**Model** KK  
**Adv Subdivision** LEISURE WORLD  
**DOM-Prop** 5  
**Year Built** 2004  
**Beds** 2  
**Baths** 2

**Tax Living Area** 1,520  
**Levels** 1  
**Total Fin Sq Ft** 1,520  
**Contract Date** 2021-07-05  
**Close Date** 2021-08-13  
**Close Price** \$404,190

## Exterior/Construction Features/Utilities

**Exterior** Brick  
**Water Type** Public  
**Sewer** Public Sewer  
**Hot Water** Natural Gas

**Heating** Forced Air  
**Cooling** Ceiling Fan(s), Central A/C  
**Garage Spaces** 1.00  
**Parking** Parking Space Conveys

**Other Features** Extensive Hardscape, Sidewalks, Tennis Court(s), Secure Storage

## Tax/Legal Information

**Tax ID #** 161303460034  
**Tax Year** 2020  
**Tax Assessment Value** \$425,000  
**Total Taxes** \$4,395

**Legal Subdiv** OVERLOOK AT LEISURE WORL  
**County Tax** \$4,355  
**Short Sale** No

**Foreclosure** No  
**REO/Bank Owned** No



**CIMENT & SHIELDS TEAM**

**Barbara Ciment, Associate Broker**



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## Interior Features/Amenities

**Appliances** Built-In Microwave, Dishwasher, Disposal, Exhaust Fan, Icemaker, Oven/Range - Electric, Refrigerator, Oven - Self Cleaning, Washer/Dryer Stacked

**Int. Style** Built-Ins, Ceiling Fan(s), Combination Dining/Living, Dining Area, Elevator, Entry Level Bedroom, Floor Plan - Open, Kitchen - Eat-In, Primary Bath(s), Walk-in Closet(s), Window Treatments

**Doors** Sliding Glass

**Wall/Ceiling** Dry Wall

**Security** 24 hour security, Security Gate, Exterior Cameras, Smoke Detector, Sprinkler System - Indoor, Intercom

**Fireplaces** 1

**Fireplace** Fireplace - Glass Doors, Gas/Propane, Mantel(s)

**TV/Cable** Cable TV

**Garage** Underground

## Rooms/Levels/Flooring

<b>Bedroom 1</b>	Main	HardWood	<b>Bedroom 2</b>	Main	HardWood
<b>Den</b>	Main	HardWood	<b>Dining Room</b>	Main	
<b>Kitchen</b>	Main		<b>Living Room</b>	Main	HardWood
<b>Sun/Florida Room</b>	Main	Other			

## HOA/Condo/Coop Info

**Condo/Coop Fee** \$788

**Other Fees** 350.00

**Amenities** Bar/Lounge, Bike Trail, Billiard Room, Club House, Common Grounds, Community Center, Elevator, Exercise Room, Extra Storage, Fitness Center, Golf Course, Golf Course Membership Available, Jog/Walk Path, Library, Meeting Room, Party Room, Pool - Indoor, Pool - Outdoor, Recreational Center, Reserved/Assigned Parking, Retirement Community, Shuffleboard, Tennis Courts, Transportation Service

**Project Name** OVERLOOK AT LEISURE WORLD

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