

Recent Home Sale: 18940 TREEBRANCH TER - \$335,000



Remarks Gorgeous, renovated end unit TH. All fresh paint, new high quality wide plank laminate floors on the entire main level and new carpeting elsewhere. The kitchen is all new, with stainless appliances, new white cabinetry with soft close doors and drawers, granite countertops, and LED lighting. The living room and adjoining dining room offer wide open living. A half bath and coat closet complete the first level. The upper level has 3 bedrooms and 2 full baths with granite sinktops. The master bedroom has wall-to-wall closets along one side of the room for ample storage. The finished basement has a spacious family room that opens to a deck. The family room has a wood burning fireplace in a floor-to-ceiling stacked stone wall that's the focal point of the room. A matching stone alcove highlights the entry hall from the stairwell. Another half bath serves the basement area. A large laundry/utility room with two windows completes the basement layout. This end unit has a rear deck and partially fenced yard. It's conveniently located just off Great Seneca Hwy and is close to schools, shopping, dining, and Gunners Lake. It is also just a short walk to the new Seneca Valley High School, a \$130 million, 21st century model school which will be the largest high school in the state of Maryland.

Rooms	Total	Main	Upper 1	Lower 1
Bedrooms	3	0	3	0
Full Baths	2	0	2	0
Half Baths	2	1	0	1

Basic Information

Address 18940 TREEBRANCH TER
City/Town GERMANTOWN
State MD
Zip Code 20874
County MONTGOMERY
Type End of Row/Townhouse
MLS# MDMC622826
Ownership Fee Simple

Style Traditional
Adv Subdivision GERMANTOWN VIEW
DOM-Prop 28
Year Built 1983
Beds 3
Baths 2/2
Lot Size 2,170
Acres 0

Tax Living Area 1,514
Levels 3+
Total Fin Sq Ft 1,514
Contract Date 2019-04-21
Close Date 2019-05-23
Close Price \$335,000
Seller Subsidy \$6,950

Exterior/Construction Features/Utilities

Exterior Aluminum Siding
Water Type Public
Sewer Public Sewer

Hot Water Electric
Heating Forced Air, Heat Pump(s)
Cooling Heat Pump(s), Central A/C

Parking Assigned
Spaces 2
Porch/Patio Deck(s)

Tax/Legal Information

Tax ID # 160902153928
Tax Year 2019
Tax Assessment Value \$242,733
Total Taxes \$3,028

Legal Subdiv GERMANTOWN VIEW
County Tax \$2,780
Lot 46
Short Sale No

Foreclosure No
REO/Bank Owned No

Interior Features/Amenities

Appliances Dishwasher, Disposal, Dryer - Electric, Dual Flush Toilets, Exhaust Fan, Icemaker, Oven - Self Cleaning, Oven/Range - Electric, Range Hood, Refrigerator, Stainless Steel Appliances, Washer, Water Heater

Int. Style Floor Plan - Open, Kitchen - Eat-In, Dining Area, Recessed Lighting, Upgraded Countertops, Window Treatments, Wine Storage, Kitchen - Table Space, Primary Bath(s)

Security Security System, Smoke Detector
Fireplaces 1
Fireplace Stone
Basement Full, Fully Finished



CIMENT & SHIELDS TEAM

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Rooms/Levels/Flooring

Bathroom 1	Main		Dining Room	Main	Laminated
Kitchen	Main	Laminated	Living Room	Main	Laminated
Bedroom 2	Upper 1	Carpet	Primary Bedroom	Upper 1	Carpet
Bathroom 3	Upper 2	Laminated	Bedroom 3	Upper 2	Carpet
Bathroom 2	Lower 1		Family Room	Lower 1	Carpet
Utility Room	Lower 1				

HOA/Condo/Coop Info

HOA Fee \$80

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Large end unit model



Welcoming front entry



Rear view/ deck and fenced yard



New custom wide plank floors on entire main level



Huge living room opens to dining area



Dining area looking towards living area



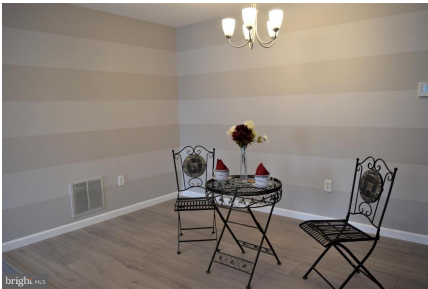
Neutral finishes and lots of natural light



Living room



Dining area is raised



Striped wall treatment highlights the dining area



Gorgeous kitchen



42 in cabinets provide lots of storage



New cabs, SS appl, granite cntrs, glass backsplash



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Great counter with lots of extra storage

Counter area with wine rack



Upstairs hall



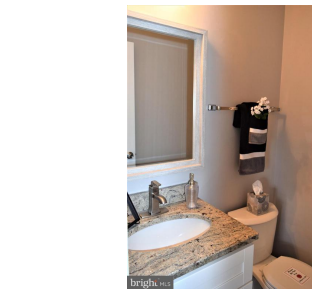
Large master BR has 3 windows for lots of light



Master BR



Double closets in MBR



Master bath has new cabinetry and granite sinktop

Full bath with new cabinetry and granite sinktop



Hall bath



Bedroom



Stacked stone fireplace surround and accent wall



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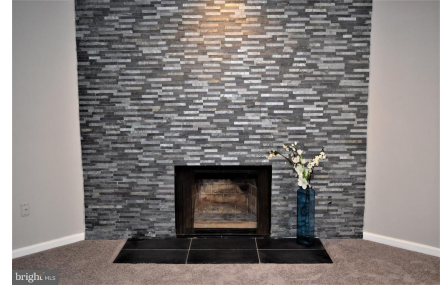




Spacious family room



Large family room has stacked stone around FP



Family room fireplace



Basement half bath



Laundry/utility room



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