

## Recent Home Sale: 7200 HILTON AVE - \$630,000



**Remarks** Come home for the Holidays! Not to miss - Between the Creeks Gem. This updated Colonial features a brand-new kitchen with stainless appliances, gas cooking and marble countertops. Main floor boasts a cozy Master Suite with a gas fireplace, huge closet and newly renovated en suite bathroom. The house features pristine hardwoods, young architectural shingle roof. The walk-out basement has a bonus family room with a second fireplace, a workbench space, laundry, storage and a third full bath. The upper floors include three bedrooms, a third full bath, and access to huge attic providing tons of storage. Large lot with verdant landscaping and lots of natural light. This quiet Takoma neighborhood sits beside Sligo Creek Park with Bike/walking trails, playgrounds and dog parks. Easy access to Downtown Takoma featuring Food Co-op, Restaurants including MasaKunde, Takoma Beverage, Seoul Food, Busboys & Poets, Republic, and Takoma Farmer's Market. Convenient to public transportation and Takoma Park Metro, schools and Food Co-op. Short hop to downtown Silver Spring, Capital Beltway and downtown Washington DC.

Rooms	Total	Main	Upper 1	Lower 1
Bedrooms	4	1	3	
Full Baths	3	1	1	1
Half Baths				

### Basic Information

**Address** 7200 HILTON AVE  
**City/Town** TAKOMA PARK  
**State** MD  
**Zip Code** 20912  
**County** MONTGOMERY  
**Type** Detached  
**MLS#** MDMC686248

**Ownership** Fee Simple  
**Style** Colonial  
**Adv Subdivision** TAKOMA PARK  
**DOM-Prop** 54  
**Year Built** 1941  
**Beds** 4  
**Baths** 3

**Lot Size** 4,746  
**Acres** 0  
**Levels** 2  
**Total Fin Sq Ft** 2,058  
**Contract Date** 2020-01-14  
**Close Date** 2020-02-13  
**Close Price** \$630,000

### Exterior/Construction Features/Utilities

**Lot Desc** Landscaping, Front Yard, Rear Yard  
**Exterior** Brick, Vinyl Siding  
**Roof** Architectural Shingle

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

**Heating** Forced Air  
**Cooling** Central A/C  
**Other Features** Flood Lights, Street Lights

### Tax/Legal Information

**Tax ID #** 161303167453  
**Tax Year** 2019  
**Tax Assessment Value** \$442,500  
**Total Taxes** \$7,825

**Legal Subdiv** TAKOMA PARK  
**County Tax** \$5,178  
**City/Town Taxes** \$2,484  
**Short Sale** No

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

### Interior Features/Amenities

**Appliances** Dishwasher, Disposal, Dryer, ENERGY STAR Refrigerator, Stainless Steel Appliances, Washer, Stove, Oven/Range - Gas, Water Heater  
**Int. Style** Attic/House Fan, Ceiling Fan(s), Chair Railings, Crown Moldings, Floor Plan - Traditional, Formal/Separate Dining Room, Recessed Lighting, Tub Shower, Upgraded Countertops, Wood Floors

**Windows** Energy Efficient, Triple Pane, Vinyl Clad  
**Wall/Ceiling** Dry Wall  
**Security** Smoke Detector  
**Fireplaces** 2  
**Fireplace** Fireplace - Glass Doors, Gas/Propane

**TV/Cable** DSL Available, Natural Gas Available, Phone Available  
**Basement** Outside Entrance, Interior Access, Improved, Heated, Partially Finished, Walkout Stairs



**CIMENT & SHIELDS TEAM**

**Barbara Ciment, Associate Broker**



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### Rooms/Levels/Flooring

<b>Bathroom 1</b>	Main	Vinyl	<b>Bedroom 1</b>	Main	HardWood
<b>Dining Room</b>	Main	HardWood	<b>Family Room</b>	Main	HardWood
<b>Kitchen</b>	Main	Tile/Brick	<b>Bathroom 1</b>	Upper 1	Tile/Brick
<b>Bedroom 1</b>	Upper 1	HardWood	<b>Bedroom 2</b>	Upper 1	HardWood
<b>Bedroom 3</b>	Upper 1	HardWood	<b>Bathroom 3</b>	Lower 1	Vinyl
<b>Family Room</b>	Lower 1	Carpet	<b>Workshop</b>	Lower 1	Concrete

Information Courtesy of Tower Hill Realty. Copyright 2021 Bright MLS. Information is believed to be accurate, but should not be relied upon without verification. Accuracy of square footage, lot size and other information is not guaranteed. This website courtesy of Barbara Ciment, Realtor, Long & Foster Real Estate, Inc.



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Quiet block in Between the Creeks neighborhood



Brazilian Epay wood steps



Azaleas in Spring!



Gleaming hardwoods



Living room



Formal dining room



newly remodeled kitchen



Granite counters and stainless steel appliances



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Main floor master

main floor master featuring gas fireplace



master bath

Bedroom 1



Bedroom 2

Bedroom 3



Upstairs hallway

Second full bath

Lower level features cozy den



workspace

lower level bathroom



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laundry and exit to rear yard



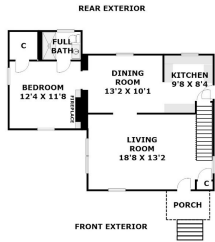
Rear yard



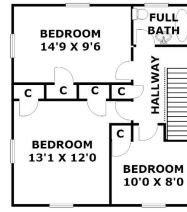
Raised garden beds



Slate paved path to rear yard



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