

# Recent Home Sale: 2610 MCCOMAS AVE - \$720,000



**Remarks** 1950's charm meets today's modern open & social living floor plan. This meticulously expanded & reconstructed home in 2019 now boasts five (5) bedrooms and three (3) full bathrooms. The new floor plan features an Incredible Gourmet Kitchen with all new upscale stainless GE Cafe' appliances - 6 burner gas range with exhaust hood, built-in-cabinet microwave oven, stainless steel farm style sink, quartz counter tops, recessed & pendant LED lighting, pantry and breakfast bar/island. Beautiful hardwood floors adorn the main level and are accompanied by all new energy efficient doors and double hung windows. The Sleek and Stylish built-in fireplace allows you to create multiple flame/ember color choices for greater warmth and abiance. Enjoy it year round with or without heat. New, New, New - roof, gutters, siding, fence, stone terrace, LED lighting throughout, high efficiency HVAC system & hot water heater, washer, dryer, security system, exterior dry well system, solar tubes, etc..Approx. one (1) mile to the Metro Station, dining & shopping. Totally Awesome so what are you waiting for? Schedule a showing today.

Rooms	Total	Main	Lower 1
Bedrooms	5	3	2
Full Baths	3	2	1
Half Baths			

## Basic Information

**Address** 2610 MCCOMAS AVE  
**City/Town** KENSINGTON  
**State** MD  
**Zip Code** 20895  
**County** MONTGOMERY  
**Type** Detached  
**MLS#** MDMC675148  
**Ownership** Fee Simple

**Style** Ranch/Rambler  
**Adv Subdivision** KENSINGTON  
**DOM-Prop** 69  
**Year Built** 1954  
**Beds** 5  
**Baths** 3  
**Lot Size** 7,460  
**Acres** 0

**Tax Living Area** 1,342  
**Levels** 2  
**Total Fin Sq Ft** 2,862  
**Contract Date** 2019-11-11  
**Close Date** 2019-12-04  
**Close Price** \$720,000  
**Seller Subsidy** \$1,250

## Exterior/Construction Features/Utilities

**Lot Desc** Front Yard, Landscaping, Rear Yard  
**Exterior** Brick, HardiPlank Type  
**Roof** Shingle  
**Water Type** Public  
**Sewer** Public Sewer

**Hot Water** Natural Gas  
**Heating** Central, Programmable Thermostat, Energy Star Heating System  
**Cooling** Central A/C, Energy Star Cooling System, Programmable Thermostat

**Parking** Concrete Driveway  
**Porch/Patio** Terrace  
**Other** Shed  
**Other Features** Exterior Lighting, Street Lights

## Tax/Legal Information

**Tax ID #** 161301202352  
**Tax Year** 2019  
**Tax Assessment Value** \$359,000  
**Total Taxes** \$4,712

**Legal Subdiv** KENSINGTON HEIGHTS  
**County Tax** \$4,218  
**Lot** 1  
**Short Sale** No

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



**CIMENT & SHIELDS TEAM**

**Barbara Ciment, Associate Broker**



(C) 301-346-9126 (O) 301-424-0900  
 barbara@ciment.com www.ciment.com



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### Interior Features/Amenities

**Appliances** Six Burner Stove, Disposal, Energy Efficient Appliances, ENERGY STAR Dishwasher, ENERGY STAR Refrigerator, Exhaust Fan, Icemaker, Microwave, Oven/Range - Gas, Stainless Steel Appliances, Water Heater, ENERGY STAR Clothes Washer, Built-In Microwave, Dishwasher, Dryer, Range Hood, Washer

**Int. Style** Floor Plan - Open, Kitchen - Gourmet, Kitchen - Island, Primary Bath(s), Recessed Lighting, Solar Tube(s), Walk-in Closet(s), Wood Floors

**Doors** ENERGY STAR Qualified Door(s), Insulated

**Windows** ENERGY STAR Qualified, Double Hung, Vinyl Clad, Skylights

**Wall/Ceiling** High, Dry Wall

**Security** Carbon Monoxide Detector(s), Smoke Detector, Security System

**Fireplaces** 1

**Fireplace** Other, Electric

**TV/Cable** Cable TV Available, Fiber Optics Available, Natural Gas Available

**Basement** Fully Finished, Heated, Improved, Windows, Walkout Stairs, Side Entrance

Information Courtesy of RE/MAX Town Center. 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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[www.ciment.com](http://www.ciment.com)

