

## Recent Home Sale: 8533 FOUNTAIN VALLEY DR - \$330,000



**Remarks** Remarkable townhome in Holly Pointe! This beautiful unit features a large open living room with hardwood floors and a built-in bookcase. An arched entryway leads to a lovely updated kitchen with wood flooring, granite countertops, recessed lighting, and wood fireplace. An adjacent breakfast nook is surrounded by windows and includes a skylight, flooding the room in natural light. The fully finished lower level is wired for a home theater, and includes a lovely space for a 4th bedroom or office with half-bath. Three more bedrooms await upstairs, including a master bath with vaulted ceiling, hardwood floors, and his-and-her closets. The dedicated master bath features a separate room for the tub/shower and toilet. A wood deck provides the perfect space for outdoor entertaining, and overlooks a large grassy knoll situated next to a tot-lot playground. The home is close to dining and shopping, with easy access to the Intercounty Connector and I-270.

Rooms	Total	Main	Upper 1	Lower 1
Bedrooms	4		3	1
Full Baths	2		2	
Half Baths	2	1		1

### Basic Information

**Address** 8533 FOUNTAIN VALLEY DR  
**City/Town** MONTGOMERY VILLAGE  
**State** MD  
**Zip Code** 20886  
**County** MONTGOMERY  
**Type** Interior Row/Townhouse  
**MLS#** MDMC676598  
**Ownership** Fee Simple

**Style** Colonial  
**Adv Subdivision** HOLLY POINTE  
**DOM-Prop** 24  
**Year Built** 1990  
**Beds** 4  
**Baths** 2/2  
**Lot Size** 1,350  
**Acres** 0

**Tax Living Area** 1,864  
**Levels** 3+  
**Total Fin Sq Ft** 1,864  
**Contract Date** 2019-10-22  
**Close Date** 2019-12-23  
**Close Price** \$330,000  
**Seller Subsidy** \$11,000

### Exterior/Construction Features/Utilities

**Exterior** Aluminum Siding  
**Water Type** Public  
**Sewer** Public Septic  
**Hot Water** Electric

**Heating** Programmable Thermostat, Forced Air  
**Cooling** Central A/C, Programmable Thermostat

**Parking** Assigned  
**# Spaces** 2  
**Porch/Patio** Deck(s)  
**Other Features** Play Area, Play Equipment

### Tax/Legal Information

**Tax ID #** 160102808681  
**Tax Year** 2019  
**Tax Assessment Value** \$291,400  
**Total Taxes** \$3,460

**Legal Subdiv** HOLLY POINTE MV  
**County Tax** \$3,213  
**Lot** 96  
**Short Sale** No

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

### Interior Features/Amenities

**Appliances** Built-In Microwave, Dishwasher, Disposal, Dryer - Electric, Dryer - Front Loading, Extra Refrigerator/Freezer, Ice maker, Oven/Range - Electric, Refrigerator, Stainless Steel Appliances, Washer - Front Loading, Water Heater

**Int. Style** Breakfast Area, Built-Ins, Carpet, Ceiling Fan(s), Combination Kitchen/Dining, Crown Moldings, Floor Plan - Open, Kitchen - Eat-In, Primary Bath(s), Recessed Lighting, Skylight(s), Sprinkler System, Store/Office, Wood Floors

**Windows** Skylights  
**Security** Smoke Detector  
**Fireplaces** 1  
**Fireplace** Screen  
**Basement** Full, Fully Finished

### HOA/Condo/Coop Info

**HOA Fee** \$300

**Amenities** Jog/Walk Path, Pool - Outdoor, Tennis Courts, Tot Lots/Playground

Information Courtesy of Keller Williams 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.



**CIMENT & SHIELDS TEAM**

**Barbara Ciment, Associate Broker**

**LONG & FOSTER REAL ESTATE**

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

