

# Recent Home Sale: 3330 N LEISURE WORLD BLVD #919 - \$245,000



**Remarks** Price Reduced \$10,000! Popular "J" model with garage parking. Spacious, light and bright, this 2 bedroom, 2 full bath unit offers a table-space kitchen with pass-through and separate dining area. This is the side of the building that has the sunshine! Enjoy the pond, fountain views, and sunsets from the spacious enclosed and climate-controlled balcony featuring professionally installed 3M window tinting for greater comfort. New washer/dryer in unit, new carpeting throughout, and freshly painted with premium Benjamin Moore AURA paint. Garage parking space #15 is conveniently situated between 2 entry doors. Additional storage unit. Recent improvements to the building include a complete renovation of the lobby floor, ceilings, walls, and new furniture; refurbishing the four elevators; and remodeling the resident lounge/party room with kitchen and library! Condo fee includes high-speed internet and basic cable. Fairways South has an active and welcoming social committee offering various activities, including movies, varied dinner and lunch offerings, live entertainment and more. Gated community with all the amenities: 24-hour security, bus service, 2 clubhouses, 2 pools, newly finished exercise room, golf course, restaurants with carry-out and delivery, movie theater, art studio, billiards room, ping pong room, rooms for games, clubs galore, concerts, dances, wood-working shop, community rooms, community gardens, miles of walking/jogging paths, on-site medical center, on-site maintenance department.

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

## Basic Information

**Address** 3330 N LEISURE WORLD BLVD #919  
**City/Town** SILVER SPRING  
**State** MD  
**Zip Code** 20906  
**County** MONTGOMERY  
**Type** Unit/Flat/Apartment

**MLS#** MDMC2076652  
**Ownership** Condominium  
**Style** Unit/Flat  
**Adv Subdivision** FAIRWAYS SOUTH  
**DOM-Prop** 37  
**Year Built** 1989  
**Beds** 2

**Baths** 2  
**Tax Living Area** 1,317  
**Levels** 1  
**Total Fin Sq Ft** 1,317  
**Contract Date** 2023-02-03  
**Close Date** 2023-03-02  
**Close Price** \$245,000

## Exterior/Construction Features/Utilities

**Lot Desc** Backs - Open Common Area, Partly Wooded  
**Exterior** Brick  
**Water Type** Public  
**Sewer** Public Sewer

**Hot Water** Electric  
**Heating** Heat Pump(s)  
**Cooling** Central A/C, Ceiling Fan(s)  
**Garage Spaces** 1.00  
**Parking** Circular Driveway, Handicap Parking

**Porch/Patio** Balcony  
**Other Features** Tennis Court(s), Water Fountains

## Tax/Legal Information

**Tax ID #** 161302838016  
**Tax Year** 2023  
**Tax Assessment Value** \$216,667

**Total Taxes** \$2,397  
**Legal Subdiv** FAIRWAYS SOUTH  
**County Tax** \$2,354

**Short Sale** No  
**Foreclosure** No  
**REO/Bank Owned** No

## Interior Features/Amenities

**Int. Style** Carpet, Floor Plan - Open, Formal/Separate Dining Room, Kitchen - Table Space, Walk-in Closet(s), Ceiling Fan(s), Entry Level Bedroom, Sprinkler System, Stall Shower

**TV/Cable** Cable TV  
**Garage** Additional Storage Area, Garage Door Opener, Inside Access, Underground



**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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## Rooms/Levels/Flooring

<b>Dining Room</b>	Main	Carpet	<b>Kitchen</b>	Main
<b>Living Room</b>	Main	Carpet		

## HOA/Condo/Coop Info

**Condo/Coop Fee** \$963

**Amenities** Art Studio, Bar/Lounge, Billiard Room, Cable, Club House, Common Grounds, Elevator, Exercise Room, Extra Storage, Fitness Center, Gated Community, Game Room, Golf Club, Golf Course, Golf Course Membership Available, Jog/Walk Path, Lake, Library, Meeting Room, Party Room, Pool - Indoor, Pool - Outdoor, Putting Green, Retirement Community, Security, Swimming Pool, Tennis Courts, Transportation Service, Community Center, Dining Rooms, Fax/Copying, Hot tub, Recreational Center, Reserved/Assigned Parking

**Project Name** FAIRWAYS SOUTH

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**LONG & FOSTER**  
REALTOR® REAL ESTATE

(C) 301-346-9126

(O) 301-424-0900

[barbara@ciment.com](mailto:barbara@ciment.com)

[www.ciment.com](http://www.ciment.com)

