

## Client Full

1452 Mayhurst Blvd, Mclean, VA 22102

Closed

Residential

\$1,525,000



MLS #: VAFX1062290  
Tax ID #: 0291 16 0086  
Ownership Interest: Fee Simple  
Association: HOA  
Structure Type: Detached  
Levels/Stories: 3+  
Waterfront: No  
Garage: Yes

Beds: 4  
Baths: 4 / 1  
Above Grade Fin SQFT: 3,890 / Assessor  
Price / Sq Ft: 392.03  
Year Built: 1996  
Style: Traditional  
Central Air: Yes  
Basement: Yes

### Location

County: Fairfax, VA  
In City Limits: No  
Legal Subdivision: SMC MCLEAN  
Subdiv / Neigh: MCLEAN HUNDRED

School District: Fairfax County Public Schools

### Association / Community Info

HOA: Yes

HOA Fee: \$450 / Quarterly

### Taxes and Assessment

Tax Annual Amt / Year: \$18,021 / 2018  
County Tax: \$17,177 / Annually  
Clean Green Assess: No  
Zoning: 111  
Tax Book: 291

Tax Assessed Value: \$1,387,370 / 2019  
Imprv. Assessed Value: \$602,370  
Land Assessed Value: \$785,000  
Special Assmt: \$843.92  
Land Use Code: 132  
Section: 2  
Block/Lot: 86

### Rooms

Den: Main

	Bed	Bath
Main		1 Half
Upper 1	4	3 Full
Lower 1		1 Full

### Building Info

Above Grade Fin SQFT: 3,890 / Assessor  
Below Grade Fin SQFT: 1,545 / Estimated  
Total Below Grade SQFT: 1,545 / Estimated  
Total Fin SQFT: 5,435 / Estimated  
Tax Total Fin SQFT: 3,890  
Total SQFT: 5,435 / Estimated  
Basement Type: Fully Finished

Construction Materials: Combination

### Lot

Lot Acres / SQFT: 0.66a / 28,593sf / Assessor

### Parking

Attached Garage - # of Spaces: 3  
Total Parking Spaces: 3

Features: Attached Garage, Additional Storage Area, Garage Door Opener, Garage - Front Entry, Oversized Garage

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**Interior Features**

Interior Features: 2 Fireplace(s), Accessibility Features: None

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**Utilities**

Utilities: Central A/C, Cooling Fuel: Electric, Heating: Heat Pump(s), Heating Fuel: Natural Gas, Water Source: Public, Sewer: Public Sewer

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**Remarks**

Public: Light filled colonial in McLean Hundred with professionally landscaped lot, great for entertaining. Spacious, two-story foyer flanked by large office with custom built-ins and living room, leading to dining room, two-story family room with fireplace, eat-in kitchen featuring large center island, new Jenn-Air appliances and new cabinets. Custom paneling, new windows, window shutters and many upgrades throughout. Main level features gleaming hardwood floors. Second floor has new wall-to-wall carpeting, custom closet shelving, luxurious master suite and bathroom with two walk-in closets. Fully finished lower level has custom bar and stone fireplace, separate, work-out room and full bathroom. Three-car garage. Over 5,600 square feet of living space. Spring Hill Elementary, Cooper Middle and Langley High Schools. Very convenient to major commuting routes.

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**Listing Details**

Original Price:	\$1,549,500	DOM:	33
Vacation Rental:	No	Off Market Date:	07/11/19
Sale Type:	Standard		
Listing Term Begins:	05/16/2019		
Possession:	Negotiable		

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**Sale/Lease Contract**

Concessions:	No		
Agreement of Sale Dt:	06/16/19	Close Date:	07/11/19
Close Sale Terms:	Standard Sale	Close Price:	\$1,525,000.00

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