



6614 81<sup>st</sup> St.  
Cabin John, MD 20818

- Built 2002
- Approximately 4,830 sq. ft. of finished space
- Lot size: 18,111 sq. ft. (.42 acre)
- 4 bedrooms (with room for 2 more)
- 4 bathrooms
- 9-foot ceilings with arched doorways
- Estimated tax: \$14,469.48
- Whitman Cluster: Bannockburn ES, Pyle MS, Whitman HS
- Ride-on Bus Stops nearby

MAIN LEVEL

- 9-foot ceilings with arched doorways
- First Floor Bedroom (11'x16') and Full Bath
- First Floor Office/Library/Formal Dining Room (13'x19')
- Random-width, red birch plank flooring
- Custom millwork & quality doors, hardware & windows throughout
- Leaded glass side lights



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## KITCHEN

- Breakfast Nook opening to grilling deck, lower patio, 2-car garage and custom under-the-steps exterior Storage Alcove
- Coffee bar with instant hot water and hammered copper sink
- Thermador 5-burner stove
- KitchenAid microwave
- Custom cabinet-front KitchenAid refrigerator
- Custom glass-fronted cabinets
- Marble countertops
- Walk-in Pantry

## FAMILY ROOM

- Stone and mahogany gas fireplace
- Mahogany built-in book case
- Access to spectacular Screened Porch and grilling deck
- Separate Dining Area surrounded by walls of windows overlooking large, level private rear yard

## MASTER SUITE

- Large Bedroom (16' x 18') w/Sitting Area (7'x11') & Walk-In Closet
- Cathedral ceiling
- Jetted air bathtub w/constant hot water - the pipes are air-blown dry after each use
- Walk-in shower
- Gold-plated faucets and limestone counters from Queen Noor's former home in Potomac
- Gas "coal basket" fireplace

## BASEMENT

- Fully finished walkout basement with large windows
- Approximately 70% of lower level is above grade
- Gas-assisted, wood-burning fireplace
- Full bath and space for an additional Bedroom (BR #5) or Office

## ADDITIONAL FEATURES

- Fully finished attic (possible BR #6)
- Screen Porch utilizing double-height, antique barn post-and-beam construction
- Membership to Palisades Swimming Pool available; the cost to Buyer is approximately \$1500 (bond) and the summer swim fees; allows the Buyer to avoid the seven (7) year wait for membership to this coveted community pool
- Custom under-the-stairs exterior Storage Alcove
- Extra sound insulation between first (1<sup>st</sup>) level and second (2<sup>nd</sup>) level
- Gutter Helmet warranty
- Multi-room sound system including screen porch
- 2-zone HVAC w/3 zone option for upper level
- 2 Natural Gas grill locations
- Wired for generator, cable, security and ethernet
- Wooded, level lot with a fenced rear yard

## HISTORY

- 2002—Home Built (no parts of previous home remain)
- 2009—Screened Porch
- 2011—Deck
- 2015—Garage and covered walkway

## APPLIANCES

- 2015—HVAC ZONE 1 Lower level furnace and A/C replaced
- 2002/2007 - HVAC ZONE 2 Upper Level
  - - Furnace - 2002
  - - A/C Coil - 2007
  - - A/C Condenser - 2002
- 2015—Hot water heater replaced
- 2017—Washer/dryer replaced

## ARCHITECTURAL FEATURES

- Mahogany built-ins
- Gold-plated faucets in first floor Bath and Master Suite
- Circular stairs, master suite mantel and leaded glass side lights repurposed from the Argentinean ambassador's home
- Rainbow slate tile floor on the Screened Porch
- Custom iron railings on the back steps

## ITEMS THAT CONVEY

- Natural gas grill on deck
- Fire pit inside the screen porch
- Two plastic tool cabinets under screen porch
- Two shelf units in the mechanical room
- Window seat cushions in blue bedroom & storage bench in 1<sup>st</sup> Floor Bath
- One year HMS Home Warranty



The preceding information has been gathered from a variety of sources and while we deem it to be reliable, if any particular fact is critical, please verify independently. Thank you.

**Kate Slawta, Assoc. Broker**

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