

3101 Quebec Place, NW

ADDITIONAL AMENITIES

- Unbelievable location across the street from park entrance, 2 blocks to Metro & all the great shops & dining of Cleveland Park!
- 2-zone heating: Carrier forced air gas furnace.
- 2-zone cooling: electric central air conditioning.
- RUD 50-gallon gas hot water heater.
- (2) wood decks overlooking private backyard.
- Security system (approx. 1 year old).
- Central built-in TV antenna system.
- Central vacuum system (AS IS).
- Intercom (AS IS).
- Trash compactor (AS IS).
- (2) 200 AMP electrical service to home (400 total).
- Year Built: 1981
- Lot Size: 4,000 sq. ft.
- Total Taxes: \$8,446/yearly

Disclosures, virtual tours & additional photos available online @ www.coleyreed.com



**Jamie Coley and Leigh Reed,
Real Estate Agents
4733 Bethesda Avenue
Bethesda, Maryland 20814
Toll Free 1-888-907-6643
www.coleyreed.com**



O: 240-497-1700



Cleveland Park
Washington, DC
Coley & Reed
Long & Foster Real Estate, Inc. CHTD

3101 QUEBEC PLACE, NW



Living Room



Dining Room



Family Room



Kitchen



Breakfast Room



Library



Master Bedroom



2nd Bedroom/Sitting Room

ENTRY LEVEL

- 2-story Foyer entry with hardwood flooring, (2) coat closets, Palladian window, chandelier and access door to Elevator.
- Step-down Family Room with hardwood flooring and brick wood-burning fireplace.
- Step-down Work Room (possible wine cellar) with built-in shelving and workbench.
- 5th Bedroom/Den with hardwood flooring and double-wide closet.
- Bathroom with shower and ceramic tiled flooring & shower surround.
- Laundry Room with ceramic tiled flooring, laundry tub, NEW Whirlpool full-size washer & dryer, built-in cabinetry w/ countertop and access to large stand-up storage area.

MAIN LIVING LEVEL

- Step-down Living Room with hardwood flooring, wood-burning fireplace, recessed lighting, storage closet and French doors to corner deck.
- Dining Room with hardwood flooring, chandelier and French doors to corner deck.
- Kitchen with ceramic tiled flooring, oak cabinetry, stainless steel sink w/ NEW garbage disposal and recessed lighting. Appliances: NEW Amana refrigerator w/icemaker, GE built-in double ovens, Caloric gas range w/ Broan exhaust hood and Kitchenaid dishwasher w/ cabinetry front.
- Breakfast Room with hardwood flooring, chandelier and sliding glass door to back deck.
- Library with hardwood flooring and built-in bookcases & cabinets.
- Powder Room with ceramic tiled flooring.
- Hallway with hardwood flooring, coat closet and access to Elevator.

UPPER LEVEL

- Master Bedroom Suite with hardwood flooring and walk-in closet w/ built-in closet organizer.
- Master Bathroom two-room suite with shower, skylight, recessed lighting, (2) sinks, vanity area and ceramic tiled flooring & shower surround.
- 2nd Bedroom or Sitting Room with hardwood flooring, vaulted ceiling and (2) connecting closets.
- 3rd Bedroom with hardwood flooring, window seats and double-wide closet.
- 4th Bedroom with hardwood flooring, window seat and double-wide closet.
- Hall full Bathroom with tub/shower and ceramic tiled flooring & tub/shower surround.
- Hallway with hardwood flooring, linen closet, recessed lighting, skylight, pull-down attic access w/ stairs and access to Elevator.

STREET LEVEL

- Hallway with ceramic tiled flooring, large storage coat closet, (2) utility closets, entrance door from garage, separate entrance door from street/driveway with large mail slot in door, and access to Elevator.
- Storage/crawl space under staircase.
- 1-car Garage with automatic door w/ remote and anti-slip treated floor.