

# 1 Linden Circle ~ Takoma Park MD 20912

Magical Setting

**\$439,000**

## MAIN LEVEL

### Living Room ~ 18'0"x11'0"

Woodburning Fireplace  
Hardwood Floor

### Dining Room ~ 11'0"x9'7"

Hardwood Floor

### Kitchen ~ 10'0"x8'0"

Wood-Trimmed Cabinets  
Magic Chef Refrigerator  
Center Island with Electric Range  
Access to Rear Sunroom

### Sunroom ~ 15'4"x7'0"

Access to Flagstone Patio & Yard  
Hardwood Floor

### Bedroom 1 ~ 13'4"x11'0"

Closet  
Hardwood Floor

### Bedroom 2 ~ 11'0"x9'7"

Closet  
Hardwood Floor

### Hall Bathroom

Tub with Shower  
Ceramic Tile Walls and Floor

## UPPER LEVEL

### Bedroom 3 ~ 15'0"x13'0"

Closet  
Built-in Shelves

### Bedroom 4

Closet

### Office/Sitting Area ~ 12'4"x9'6"

### Hall Bathroom

Tub with Shower  
Closet



## LOWER LEVEL

### Unfinished Basement

### Laundry Area

Maytag Washer  
GE Dryer

### Walkout Stairs to Side of House

## AMENITIES

Double Pane Replacement Windows  
Amana Air Command 80 Gas Furnace  
Jetglas 40 Gallon Gas Hot Water Heater  
Aqua Pure "Whole House" Water Filter  
Sump Pump

## LEGAL INFORMATION

Year Built: 1942

Lot Size: 6,969 sq ft

Lot: 20

Block: 32

Estimated property tax and non-tax charges  
in the first full fiscal year of ownership is \$6,681.11

See the Virtual Tour At:  
[www.TakomaHomes.com](http://www.TakomaHomes.com)



Information deemed reliable but not guaranteed.

*Hank Prensky*

**301-585-2255**

**o: 240-497-1700**

Hank@TakomaHomes.com  
[www.TakomaHomes.com](http://www.TakomaHomes.com)

