

5 BR/4 BA HOME in LOUDOUN COUNTY ONLY 6 MILES FROM DULLES AIRPORT

REAL ESTATE AUCTION Friday, May 5, 2017 at 11:00 am 1909 East Beech Rd. – Sterling, VA 20164



To Settle the Estate of Robert J. Argodale (W. Franklin Pugh, Executor): We have been contracted to market and sell this solid well located Loudoun County home at public auction. Close to Rts. 7, 28 & Dulles Airport, this home, in need of some TLS and updating, will make an excellent primary residence or investment property. Bid and Buy your dream at Auction!!

- 5 BR/4 BA Colonial style home on .22 +/- acre lot with 3 finished levels in Spring Grove Farm (2,440 +/- sf above grade and 1,188 +/- sf basement)
- Kitchen (all appliances convey); living room; dining room; family room; study; laundry room; attached 2-car garage
- Walk-out basement (950 +/- finished sf.)
- Large rear deck (in need of repair)
- Central AC & gas heat; fireplace
- Public water/sewer and natural gas
- Located in an established quiet neighborhood, this home is within minutes of Rts. 7, 28 and only 6 miles from Dulles International Airport; this home is serviced by Forest Grove Elementary, Sterling MS and Park View HS
- Tax Map: 015-25-5487-000 (alternative APN: 81H6248); Zoned: R4; Spring Grove Farm Sec. C2 Lot 248; HOA fee: \$84 per year; Home was built in 1987 has brick & vinyl exterior

Only \$150,000 Starting Bid!!

Property Tour: Saturday, April 29 @ 1pm SHARP.

**Please contact Craig Damewood
at 703-303-4760 with all inquiries**



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ATTN REALTORS: Pre-register
(by 5 pm 5/4/17)
broker participation is
compensated!!

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