

# 7608 South Valley Dr., Fairfax Station



## Bruce & Tanya

RE/MAX Choice

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Awarded #1 Re/Max Team in VA 2009

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# Special Features

- Oak vanity and tub with shower

## Two-Story Foyer

- Golden-oak hardwood flooring

## Elegant Living Room

- Golden-oak hardwood flooring ('06)
- Colonial crown moulding
- Light-capturing Palladian window

## Formal Dining Room with French doors

- Golden-oak hardwood flooring ('06)
- Colonial crown moulding and chair railing with wainscoting
- Floor-to-ceiling windows

## Upgraded Kitchen

- Natural-oak hardwood flooring ('06)
- Cathedral-panel oak cabinetry
- "Verde Ubatuba" granite counters ('06)
- Angular food preparation center island
- Quality KitchenAid appliances include: side-by-side refrigerator/freezer, electronic dishwasher, cooktop, convection wall oven and built-in microwave
- Walk-in pantry and recessed lighting
- Generous table space
- Outside access to screened porch

## Relaxing Family Room

- Golden-oak hardwood flooring ('06)
- Granite-wrapped gas fireplace
- Room-size bay window

## In-Law Suite / Charlie's Room

- Golden-oak hardwood flooring ('06)
- Separate access to full bath

## Main-Level Full Bath

- Ceramic-tiled flooring



## Upper Level

### **Master Bedroom Suite** with sitting area

- Golden-oak hardwood flooring ('06)
- Colonial crown moulding & chair railing
- Well-placed ceiling fan
- Separate his & her walk-in closets (one with attic storage)



### **Private Master Bath**

- Ceramic-tiled flooring
- Oak vanity with dual sinks
- Oval whirlpool tub
- Separate shower
- Private lavatory



### **Three Additional Bedrooms**

- Golden-oak hardwood flooring ('06)
- Double-door closets

### **Full Guest Bath**

- Ceramic-tiled flooring
- Oak vanity with Corian top
- Tub with shower



### **Hallway Laundry Facilities**

## Walk-Out Lower Level

### **U-Shaped Entertainment Room**

- Berber carpeting
- Recessed lighting
- French doors with access to patio

### **In-Home Office / Den**

- Berber carpeting
- Double closets

### **4<sup>th</sup> Full Bath**

- Ceramic-tiled flooring



**Community:** South Run  
**Model:** Chesapeake  
**Year Built:** 1988  
**Lot Size:** .66 acre (28,741 sq. ft.)  
**Annual Taxes ('09):** \$7,916.00

### Systems

- New gas heating and central air conditioning ('08), humidifier, new gas hot water heater ('08), public water and sewer.

### Ideal Location

- Close to the Fairfax County Parkway, Route 66, as well as Route 95 and all major commuter routes.

### Fairfax County Schools

- Sangster Elementary
- Lake Braddock Middle
- Lake Braddock High

### Distinctive Exterior Features

- Brick front exterior
- Columned portico
- Side-load two car finished garage
- Professionally landscaped yard
- Inground sprinkler system
- Main-level sundeck
- Screened porch with ceiling fan
- Slate patio
- Garden tool storage shed
- Year-round wooded views

