

21056 Tyler Too Terrace, Ashburn



Bruce & Tanya

RE/MAX Choice

Office 703-239-2525

Cell 703-963-8170

Awarded #1 Re/Max Team in VA 2009

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www.BruceandTanya.com



Special Features

Two Story Foyer

- Natural-oak hardwood flooring



Light-Filled Living Room

- Natural-oak hardwood flooring
- Light-filled double windows with plantation shutters
- Hampton Bay ceiling fan



Main-Level Powder Room

- Natural-oak hardwood flooring
- Pedestal sink

Country Kitchen

- Natural-oak hardwood flooring
- 42" recessed-panel oak cabinetry
- Smooth-textured countertops
- Ceramic-tiled backsplash
- Food preparation center island
- Recessed lighting
- Appliances include: G.E. side-by-side refrigerator/freezer, G.E. dishwasher, G.E. range and a built-in Whirlpool microwave
- Generous table space
- Sliding glass doors afford easy outside access to sundeck



Upper Level

Master Bedroom Suite

- Natural-oak hardwood flooring
- Light-filled double windows
- Spacious his & her walk-in closet



Private Master Bath

- Designer flooring
- Oak vanity with dual sinks
- Deep Kohler soaking tub
- Separate shower enclosure



Two Additional Bedrooms

- Natural-oak hardwood flooring
- Walk-in or double-door closets
- Windows with plantation shutters

Full Guest Bath

- Designer flooring
- Oak vanity
- Tub with shower



Walk-Out Lower Level

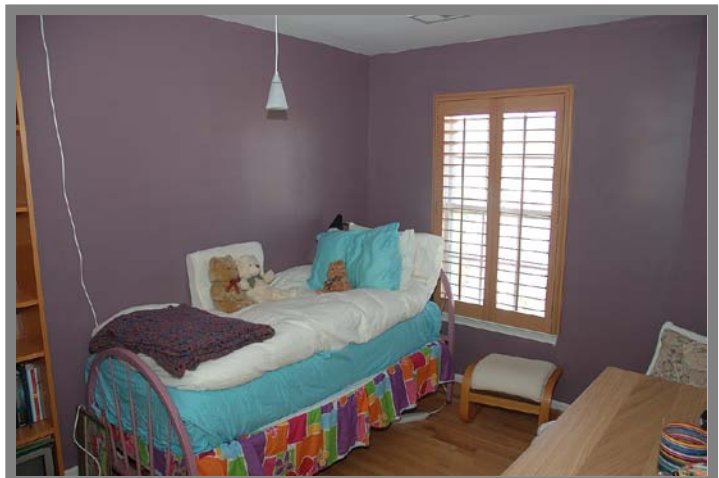
Daylit Family Room

- Plush carpeting
- Recessed lighting
- Outside access to backyard

2nd Powder Room

- Pedestal sink

Laundry Facilities



Information deemed reliable, but not guaranteed.
Brochures by Grin 'N Bear It, Inc. (703) 825-7530

Community: Ashburn Village
Model: The Pembroke
Year Built: 1998
Lot Size: 1,742 sq. ft.
Annual Taxes ('10): \$3,769.00
Monthly HOA Fee: approx. \$115.00

Systems

- Gas heat, central air conditioning, security system, Honeywell humidifier, gas hot water heater, public water and sewer.

Ideal Location

- Convenient to Route 28, the Dulles Toll Road as well as Dulles International Airport.

Loudoun County Schools

- Dominion Trail Elementary
- Farmwell Station Middle
- Broad Run High

Distinctive Exterior Features

- Interior Townhome
- Low-maintenance vinyl siding exterior
- Front-load one car garage
- Professionally landscaped yard
- Main-level sundeck
- Backyard paver patio
- Garden tool storage shed
- Mature trees provide privacy

